

MARATHON OIL CO.

# The Ohio Oil Co.

## Sales Division

Indianapolis, Indiana  
November 22, 1961

Mr. John Stapleton  
1309 East 2nd Street  
Bloomington, Indiana

Dear Sir:

Attached hereto you will find our local purchase order No. M-332941 requesting that you prepare a detailed survey of the property located at Main and Morgan Streets in Spencer, Indiana as per the attached description and real estate specifications.

We ask that you please complete this survey at your earliest opportunity. The tracing, along with the executed certification requested in the specifications, and your invoice in triplicate should be forwarded direct to this office.

If you have any questions in regards to the preparation of this survey we ask that you please advise.

It would be greatly appreciated if you could handle this survey in the very near future, but, If you see that there is to be a delay, we ask that you please let us know.

Thanking you in advance, I remain.

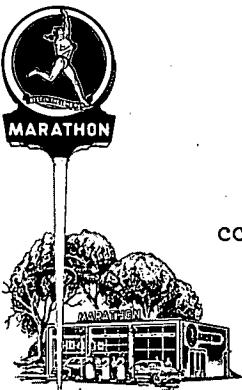
Very truly yours,

THE OHIO OIL COMPANY



R. D. Gunderman  
Indiana District Engineer

cc: Dee Sharp  
Ed Sauer



The Ohio Oil Co. location  
Main and Morgan Streets  
Spencer, Indiana

Lot No. 142 in the Original Town Plat, except 20 feet off of  
the south side thereof, in the Town of Spencer, Owen County,  
Indiana.

The Ohio Oil Co. location  
Main and Morgan Streets  
Spencer, Indiana

Lot No. 142 in the Original Town Plat, except 20 feet off of  
the south side thereof, in the Town of Spencer, Owen County,  
Indiana.

Main and Morgan Streets  
Spencer, Indiana

Form 665 Rev. 6-61

SPECIFICATION FOR REAL ESTATE SURVEY  
THE OHIO OIL CO. INC.  
FINDLAY, OHIO

The boundaries of the real estate shall be established by actual field survey in accordance with the description shown on the deed.

This survey shall be platted on tracing cloth, 24" x 36" to the largest scale practical.

The following certificate shall appear on the tracing signed by the surveyor, giving his license number and state in which he is registered.

TO: The Ohio Oil Company or \_\_\_\_\_ Title  
Insurance Company

We hereby certify that the foregoing map was prepared from an actual survey of the premises made under our supervision; that the same shows the location of the boundaries, and all improvements thereon; that the dimensions of the improvements and the location thereof with respect to the boundaries are as shown; that there are no encroachments by improvements appurtenant to adjoining premises upon subject premises, nor from subject premises unless shown on the plat; and that any easements apparent from a visual inspection are delineated thereon.

The foregoing map or survey may be used by \_\_\_\_\_  
Title Insurance Company for the purpose of deleting the standard exception appearing in the title policy as regards survey.

\_\_\_\_\_  
Licensed Surveyor

The survey tracing shall become the property of The Ohio Oil Company.

A stake driven flush with the ground, and witnessed, shall be placed at each corner as established by the above survey.

Any discrepancies in the deed description discovered in the making of this survey, or any conflict between this survey and other adjoining surveys are to be noted and transmitted by letter with the blue print made from the tracing cloth plat to The Ohio Oil Co., c/o Engineering Department, at the Division Office to be designated.

THE PLAT OF THE SURVEY SHALL SHOW THE FOLLOWING:

- (1) The measured length of the sides bounding the survey, given in feet and fractions thereof and the angles at each change in direction of the bounding sides given in degrees and minutes.
- (2) The distance from the property lines to the inside sidewalk lines, with the width of the sidewalk and notation as to the material from which it is made.
- (3) The distance from the outside sidewalk line to the back (side away from the street) of curb, with notation as to construction of curb, whether stone, concrete or concrete with gutter apron, in which case width of apron shall be shown.

SPECIFICATION FOR REAL ESTATE SURVEY  
THE OHIO OIL CO. INC.  
FINDLAY, OHIO

(4) Width of adjoining street, streets, or highways measured from back to back of curb, with note as to the type pavement used, and their identifying names or numbers. Where no curb exists show the dimensions to and width of pavement.

(5) All existing structures, on the real estate described by the deed, shall be shown, such as buildings, (noting within the platted building outline the area taken up by cellars), trees, poles, guy wires, fire hydrants, gas and water service, sewer service, water wells, septic tanks, islands, underground tanks, culverts, head walls, etc.

(6) All existing structures on the bounding property between the real estate surveyed and the bounding street or streets shall be shown, including in addition to items noted in the above paragraph, such items as sidewalks, curb cuts and inlets, sewer manholes, and any other obstruction or aids to free ingress and egress to the surveyed property.

(7) Plat and describe briefly all buildings on surrounding property within fifty (50) feet of the boundaries of real estate surveyed. Locate or note on plat water wells and sewage disposal systems on abutting properties.

(8) Plat and describe all mine shafts, churches, and places of public assembly, within three hundred (300) feet of the real estate surveyed.

(9) A directional arrow to be used in orienting the plat shall be shown.

(10) Elevations on an assumed datum which shall be referred to a permanent bench mark located on or near the premises. The elevation points shall be selected so that they can be easily relocated.

(11) Elevations at each corner of the survey and at each definite break in grade along the boundaries of the survey.

(12) Elevations to establish the side walk grade both parallel to and at right angles to the center line of bounding streets.

(13) Elevations to establish the grade of the top of curb, gutter line, and crown line of bounding streets or highways.

(14) Where the real estate is approximately on the same plane one elevation in the center shall be shown. Where the changes in level within the boundaries are frequent or sharp and the relief is greater than one foot, contours at one foot intervals shall be shown.

(15) The elevation of cellar floors shall be shown.

(16) Where rock can be expected at less than six feet under sidewalk grade, its surface elevation shall be shown at a sufficient number of points to permit its location with respect to present grade to be determined.

Main and Morgan Streets  
Spencer, Indiana

Form 665 Rev. 6-61

SPECIFICATION FOR REAL ESTATE SURVEY  
THE OHIO OIL CO. INC.  
FINDLAY, OHIO

The boundaries of the real estate shall be established by actual field survey in accordance with the description shown on the deed.

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TO: The Ohio Oil Company or \_\_\_\_\_ Title  
Insurance Company

We hereby certify that the foregoing map was prepared from an actual survey of the premises made under our supervision; that the same shows the location of the boundaries, and all improvements thereon; that the dimensions of the improvements and the location thereof with respect to the boundaries are as shown; that there are no encroachments by improvements appurtenant to adjoining premises upon subject premises, nor from subject premises unless shown on the plat; and that any easements apparent from a visual inspection are delineated thereon.

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Title Insurance Company for the purpose of deleting the standard exception appearing in the title policy as regards survey.

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- (1) The measured length of the sides bounding the survey, given in feet and fractions thereof and the angles at each change in direction of the bounding sides given in degrees and minutes.
- (2) The distance from the property lines to the inside sidewalk lines, with the width of the sidewalk and notation as to the material from which it is made.
- (3) The distance from the outside sidewalk line to the back (side away from the street) of curb, with notation as to construction of curb, whether stone, concrete or concrete with gutter apron, in which case width of apron shall be shown.

SPECIFICATION FOR REAL ESTATE SURVEY  
THE OHIO OIL CO. INC.  
FINDLAY, OHIO

(4) Width of adjoining street, streets, or highways measured from back to back of curb, with note as to the type pavement used, and their identifying names or numbers. Where no curb exists show the dimensions to and width of pavement.

(5) All existing structures, on the real estate described by the deed, shall be shown, such as buildings, (noting within the platted building outline the area taken up by cellars), trees, poles, guy wires, fire hydrants, gas and water service, sewer service, water wells, septic tanks, islands, underground tanks, culverts, head walls, etc.

(6) All existing structures on the bounding property between the real estate surveyed and the bounding street or streets shall be shown, including in addition to items noted in the above paragraph, such items as sidewalks, curb cuts and inlets, sewer manholes, and any other obstruction or aids to free ingress and egress to the surveyed property.

(7) Plat and describe briefly all buildings on surrounding property within fifty (50) feet of the boundaries of real estate surveyed. Locate or note on plat water wells and sewage disposal systems on abutting properties.

(8) Plat and describe all mine shafts, churches, and places of public assembly, within three hundred (300) feet of the real estate surveyed.

(9) A directional arrow to be used in orienting the plat shall be shown.

(10) Elevations on an assumed datum which shall be referred to a permanent bench mark located on or near the premises. The elevation points shall be selected so that they can be easily relocated.

(11) Elevations at each corner of the survey and at each definite break in grade along the boundaries of the survey.

(12) Elevations to establish the side walk grade both parallel to and at right angles to the center line of bounding streets.

(13) Elevations to establish the grade of the top of curb, gutter line, and crown line of bounding streets or highways.

(14) Where the real estate is approximately on the same plane one elevation in the center shall be shown. Where the changes in level within the boundaries are frequent or sharp and the relief is greater than one foot, contours at one foot intervals shall be shown.

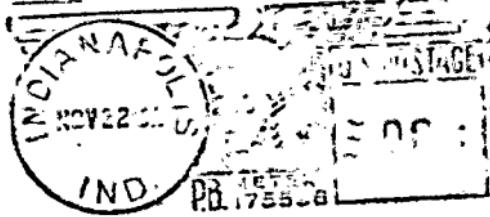
(15) The elevation of cellar floors shall be shown.

(16) Where rock can be expected at less than six feet under sidewalk grade, its surface elevation shall be shown at a sufficient number of points to permit its location with respect to present grade to be determined.

AFTER FIVE DAYS RETURN TO  
**THE OHIO OIL COMPANY**  
BOX 24002 SPEEDWAY BRANCH  
INDIANAPOLIS 24, INDIANA



160.80  
3.60  
164.40



Mr. John Stapleton  
1309 East 2nd Street  
Bloomington, Indiana

RECEIVED  
11/22/55



MARATHON OIL COMPANY

ROBERT B. NELSON

REGIONAL ENGINEER  
BUS. PHONE CH 4-9551  
RES. PHONE CH 4-8039

1304 OLIN AVENUE  
P. O. BOX 24002  
INDIANAPOLIS 24, IND.

including the right of extension, if any.

outside

3. PROPERTY DESCRIPTION: The premises herein leased are situated ~~in~~ the City of Bloomington,  
County of Monroe, and State of Indiana; fronting a total of 210.8 feet on  
feet on S.R. 37 Road and 401.3 feet ~~xx~~ in depth Road at the  
West Side of S.R. corner of the intersection of the said roads; and more particularly described as follows; to-wit:

37

A parcel of land in the Northwest quarter of Section Twenty-eight (28) Township Nine (9) North, Range One (1) West in Monroe County, Indiana, bounded and described as follows, to-wit: Beginning at a point Thirteen Hundred and Twenty-three and Nine-tenths (1323.9) feet West and One Hundred Fifty (150.0) feet South at right angle to the section line from a stone set at the Northeast corner of said quarter section, said point being on the center line of State Highway Number Thirty-seven (37); thence West Four Hundred Fourteen and Five-tenths (414.5) feet to the East line of the land previously sold to John J. Hinkle; thence in a Southeasterly direction parallel to and Ninety-nine (99.0) feet East of the center line of the former State Highway Number Thirty-seven (37) along the East line of the aforesaid John J. Hinkle land Two Hundred Seventeen and Five-tenths (217.5) feet; thence East Four Hundred One and three-tenths (401.3) feet and to the center line of State Highway Number Thirty-seven (37); thence in a Northerly direction along the centerline of said State Highway Number Thirty-seven (37) Two Hundred Ten and Eight-tenths (210.8) feet and to the place of beginning. The above described parcel of land contains One and Ninety-six Hundredths (1.96) acres, more or less.

MARTHON OIL CO

3. PROPERTY DESCRIPTION: The premises herein leased are situated ~~xx~~ the City of Bloomington, County of Monroe, and State of Indiana; fronting a total of 210.8 feet on S.R. 37 Road and 401.3 feet ~~xx~~ in depth Road at the West Side of S.R. corner of the intersection of the said roads; and more particularly described as follows; to-wit:

37

A parcel of land in the Northwest quarter of Section Twenty-eight (28) Township Nine (9) North, Range One (1) West in Monroe County, Indiana, bounded and described as follows, to-wit: Beginning at a point Thirteen Hundred and Twenty-three and Nine-tenths (1323.9) feet West and One Hundred Fifty (150.0) feet South at right angle to the section line from a stone set at the Northeast corner of said quarter section, said point being on the center line of State Highway Number Thirty-seven (37); thence West Four Hundred Fourteen and Five-tenths (414.5) feet to the East line of the land previously sold to John J. Hinkle; thence in a Southeasterly direction parallel to and Ninety-nine (99.0) feet East of the center line of the former State Highway Number Thirty-seven (37) along the East line of the aforesaid John J. Hinkle land Two Hundred Seventeen and Five-tenths (217.5) feet; thence East Four Hundred One and three-tenths (401.3) feet and to the center line of State Highway Number Thirty-seven (37); thence in a Northerly direction along the centerline of said State Highway Number Thirty-seven (37) Two Hundred Ten and Eight-tenths (210.8) feet and to the place of beginning. The above described parcel of land contains One and Ninety-six Hundredths (1.96) acres, more or less.

MARATHON Oil 6



MARATHON OIL COMPANY

RAYMOND LESSIG

FIELD MAN  
INDIANAPOLIS REGION  
MARKETING - UNITED STATES

1409 SOUTH 15TH STREET  
P. O. BOX 10095 STA. D  
LOUISVILLE 10, KENTUCKY  
PHONE MES-7473



**MARATHON OIL COMPANY**  
**LOCAL PURCHASE ORDER**

24326

DATE 12-1 1965

STAPLETON'S ENG. & SURVEYING SERVICE  
VENDOR

107 1/2 NORTH COLLEGE AVE  
NO. STREET  
BLOOMINGTON JNO. STATE  
CITY

QTY.	ITEMS ORDERED	UNIT PRICE	TOTAL AMOUNT	QTY.	ITEMS ORDERED	UNIT PRICE	TOTAL AMOUNT
1	COMPLETE SURVEY & TOPO STATE RT. #37 & WINSLOW RD.						
	BLOOMINGTON, IND. PER MARATHON SPECS. FORM 665						
	REV. 1-65.						

Refer to Local Purchase Order No.  
on your Invoice

FORM 3050 (REV. 3-64)  
PRINTED IN U.S.A.

SPECIFICATION FOR LAND SURVEY  
MARATHON OIL COMPANY  
FINDLAY, OHIO

The boundaries of the land shall be established by actual field survey in accordance with the description shown on the deed.

This survey shall be platted on 24" x 36" tracing cloth to a scale of 1"=10'. In the event the tract is too large at this scale for the sheet, a 1"=10' drawing of an area designated by a Marathon Representative shall be made with a smaller scale drawing of the entire area to be included on the same 24" x 36" sheet.

The following certificate shall appear on the tracing signed by the surveyor, giving his license number and state in which he is registered.

TO: Marathon Oil Company or \_\_\_\_\_ Title  
Insurance Company

I hereby certify that the foregoing map was prepared from an actual survey of the premises made under my supervision; that the same shows the location of the boundaries, and all improvements thereon; that the dimensions of the improvements and the location thereof with respect to the boundaries are as shown; that there are no encroachments by improvements appurtenant to adjoining premises upon subject premises, nor from subject premises unless shown on the plat; and that any easements apparent from a visual inspection are delineated thereon.

The foregoing map or survey may be used by \_\_\_\_\_  
Title Insurance Company for the purpose of deleting the standard exception appearing in the title policy as regards survey.

\_\_\_\_\_  
Licensed Surveyor

The survey tracing shall become the property of Marathon Oil Company.

An iron stake driven flush with the ground and witnessed with a lath shall be placed at each corner as established by the above survey.

Any discrepancies in the deed description discovered in the making of this survey, or any conflict between this survey and other adjoining surveys, are to be noted and transmitted by letter with a copy of a correctly written metes and bounds description and a print made from the tracing cloth plat to Marathon Oil Company, c/o Engineering Dept., at the Regional Office that authorized the survey.

THE PLAT OF THE SURVEY SHALL SHOW THE FOLLOWING:

- ✓ (1) The measured length of the sides bounding the survey, given in feet and fractions thereof and the angles at each change in direction of the bounding sides given in degrees and minutes.
- ✓ (2) The distance from the property lines to the inside sidewalk lines, with the width of the sidewalk and notation as to the material from which it is made.
- ✓ (3) The distance from the outside sidewalk line to the back (side away from the street) of curb, with notation as to construction of curb, whether stone, concrete or concrete with gutter apron, in which case width of apron shall be shown.
- ✓ (4) Width of adjoining street, streets, or highways measured from back to back of curb, with note as to the type pavement used, and their identifying names or numbers. Where no curb exists show the dimensions to and width of pavement.
- (5) All existing structures, on the real estate described by the deed, shall be shown, such as buildings (noting within the platted building outline the area taken up by cellars), trees, poles, guy wires, ~~fire hydrants~~, gas and water service, sewer service, wells, septic tanks, islands, ~~underground tanks~~, culverts, head walls, and etc.
- (6) All existing structures on the bounding property between the real estate surveyed and the bounding street or streets shall be shown, including in addition to items noted in the above paragraph, such items as sidewalks, curb cuts and inlets, sewer manholes and any other obstruction or aids to free ingress and egress to the surveyed property.
- (7) Plat and describe briefly all buildings on surrounding property within fifty (50) feet of the boundaries of real estate surveyed. Locate or note on plat water wells and sewage disposal systems on abutting properties.
- (8) Plat and describe all mine shafts, churches, and places of public assembly, within three hundred (300) feet of the real estate surveyed.
- (9) A directional arrow to be used in orienting the plat shall be shown.
- (10) Elevations, either sea level or assumed, shall be referred to a permanent bench mark located on or near the premises. The bench mark elevation points shall be selected so that they can be easily relocated.
- (11) Elevations at each corner of the survey and at each definite break in grade along the boundaries of the survey.
- (12) Elevations to establish the sidewalk grade both parallel to and at right angles to the center line of bounding streets.

(13) Elevations to establish the grade of the top of curb, gutter line and crown; or edge of pavement and crown line; of bounding streets or highways.

(14) Elevations on a grid of 20' shall be shown, also natural changes in elevation greater than 1' between grid points.

(15) The elevation and areas of cellar floors shall be shown.

(16) Where rock can be expected at less than eight feet under road intersection elevation, its surface elevation shall be shown at points to be determined by a Marathon Representative.

(17) Surveyor shall include on his drawing a small scale diagram of any highway interchanges within one mile of the site on adjacent roads.

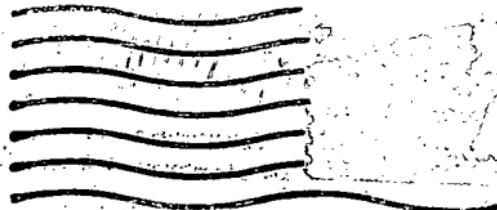
(18) A test hole shall be bored at the location and to depth indicated by Owner's representative, and the following noted on the survey. (One hole shall be bored unless unusual conditions dictate additional tests.)

1. Basic soil types encountered and depth of each
2. Water table elevation (if encountered)
3. Elevation of top and bottom of holes
4. Location of all holes



MARATHON OIL COMPANY  
DISTRICT OFFICE  
BOX 10095-STA. "D"  
LOUISVILLE, KENTUCKY 40210

RAYMOND LESSIG



Stapleton's Engineering & Surveying Service  
107  $\frac{1}{2}$  North College  
Bloomington, Indiana

A part of the Northwest quarter of Section Two (2), Township Eight (8) North, Range One (1) West of the Second Principal Meridian, described as follows, to-wit: Beginning on the North line of said quarter quarter Two Hundred Seventy-six (276) feet East of the Northwest corner thereof; thence East along said North line of said quarter quarter Two Hundred Thirty-four and three tenths (234.3) feet to a point; thence in a Southerly direction Ninety (90) degrees Zero (0) minutes a distance of One Hundred Ninety (190) feet to a point; thence in a Westerly direction a distance of Two Hundred and eight tenths (200.8) feet to a point that stands South Ten (10) degrees East One Hundred Ninety-two and nine tenths (192.9) feet from the beginning point; thence North Ten (10) degrees West One Hundred Nineby-two and nine tenths (192.9) feet and to the point of beginning.

Set Backs on adjacent property.

Commencing at the Southwest corner of said leased lands; thence running South Seven (7) degrees Twenty-one (21) minutes Thirty (30) seconds East a distance of Fifty (50) feet, and along the center line of the dedicated roadway, thence East One Hundred (100) feet; thence ~~North~~ North Fifty (50) feet and to a point on the South line of the above described tract One Hundred (100) feet East of the point of beginning; thence West along said South Line for a distance of One Hundred (100) feet and to the point of beginning.

Beginning at the Northeast corner of the above described tract; thence running East along the North line of said quarter quarter section for a distance of Fifty (50) feet; thence ~~South~~ running South for a distance of Ninety (90) feet; thence West Fifty (50) feet and to the East line of the above described leased premises; thence North along the East line of said above described tract Ninety (90) feet and to the point of beginning.

THE Ohio Oil COMPANY  
P. A. Madariz

# The Ohio Oil Co.

## Sales Division

Indianapolis, Indiana

October 27, 1961

Mr. John T. Stapleton  
1309 East 2nd Street  
Bloomington, Indiana

Dear Mr. Stapleton:-

Enclosed, please find our purchase order #332914 confirming the verbal request by our Mr. W. F. Burke, for you to make a survey of the property at the Southeast Corner of East Third Street and State By-Pass #46 outside of Bloomington, Indiana, as per the legal description and specifications of survey furnished you by Mr. Burke.

We would appreciate very much your making this survey at your earliest possible convenience, and forwarding the copy of the tracing of the completed survey so we can then complete our plans accordingly. Please send the tracing and also your invoice to the address as shown on the local purchase order.

Yours very truly,

THE OHIO OIL COMPANY



R. D. Gunderman  
INDIANA DISTRICT ENGINEER

RDG/ab  
cc: E. T. Sauer



WARRANTY DEED

THIS INDENTURE WITNESSETH, That RALPH ROGERS and RUTH ROGERS, his wife, of Monroe County, in the State of Indiana, CONVEY AND WARRANT to CHARLES C. ENSLOW and HELEN L. ENSLOW, husband and wife, of Monroe County, in the State of Indiana, for and in consideration of One Dollar (\$1.00) and other valuable considerations not herein expressed, the receipt whereof is hereby acknowledged, the following described real estate in Monroe County, in the State of Indiana, to-wit:

A part of the Northwest quarter of Section Two (2), Township Eight (8) North, Range One (1) West of the Second Principal Meridian, described as follows, to-wit: Beginning on the North line of said quarter Two Hundred Seventy-six (276) feet East of the Northwest corner thereof; thence East along said North line of said quarter Two Hundred Thirty-four and three tenths (234.3) feet to a point; thence in a Southerly direction Ninety (90) degrees Zero (0) minutes a distance of One Hundred Ninety (190) feet to a point; thence in a Westerly direction a distance of Two Hundred and eight tenths (200.8) feet to a point that stands South Ten (10) degrees East One Hundred Ninety-two and nine tenths (192.9) feet from the beginning point; thence North Ten (10) degrees West One Hundred Ninety-two and nine tenths (192.9) feet and to the point of beginning.

As a part of the consideration for this conveyance, grantors agree that as to the lands to the South and East of this conveyance hereinabove described, said lands being more particularly described as follows, to-wit:

Commencing at the Southwest corner of the above described tract; thence running South Seven (7) degrees Twenty-one (21) minutes Thirty (30) seconds East a distance of Fifty (50) feet, and along the center line of the dedicated roadway, thence East One Hundred (100) feet; thence North Fifty (50) feet and to a point on the South line of the above described tract One Hundred (100) feet East of the point of beginning; thence West along said South line for a distance of One Hundred (100) feet and to the point of beginning.

And also the following described lands:

Beginning at the Northeast corner of the above described tract; thence running East along the North line of said quarter section for a distance of Fifty (50) feet; thence running South for a distance of Ninety (90) feet; thence West Fifty (50) feet and to the East line of the above described tract; thence North along the East line of said above described tract Ninety (90) feet and to the point of beginning.

that no building shall be constructed thereon, and agree that any

Page Two

conveyances made by them shall provide such restrictions; which said restrictions shall be covenants running with said lands.

Subject to the installment of taxes payable in November, 1962, and all subsequent taxes.

IN WITNESS WHEREOF, the said grantors, RALPH ROGERS and RUTH ROGERS, his wife, have hereunto set their hands and seals this \_\_\_\_\_ day of \_\_\_\_\_, 1961.

Ralph Rogers (SEAL)

Ruth Rogers (SEAL)

STATE OF INDIANA, COUNTY OF MONROE, SS:

Before me, the undersigned, a Notary Public, in and for said County and State, this \_\_\_\_\_ day of \_\_\_\_\_, 1961, personally appeared RALPH ROGERS and RUTH ROGERS, his wife, Grantors in the above conveyance, and acknowledged the execution of the same to be their voluntary act and deed, for the uses and purposes herein mentioned.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.

Notary Public

My Commission expires

AFTER FIVE DAYS RETURN TO

THE OHIO OIL COMPANY- CHAPEL 4-9551

BOX 24002 SPEEDWAY BRANCH  
INDIANAPOLIS 24, INDIANA

JACK WALSH



John Stapleton  
Court House - Room 12  
Bloomington, Indiana

46 + By-Pass

This is to notify you that The Ohio Oil Company hereby exercises the option to purchase as you executed on the 8th day of August, 1961, covering following described real estate situated in the City of Bloomington, Monroe County, Indiana:

A part of the Northeast quarter of the Northwest Quarter of Section One (1), Township Eight (8) North, Range Two (2) West, bounded and described as follows, to-wit: Beginning at a point on the North line of the Northeast quarter of the Northwest quarter of said Section One (1) that stands Eighty-two (82) feet West of the Northeast corner of said quarter quarter; thence West over and along said North line of said quarter quarter section for a distance of One Hundred Fifty (150) feet; thence South Eight (8) degrees Seventeen (17) minutes East One Hundred Ninety (190) feet; thence East One Hundred Fifty (150) feet; thence North Eight (8) degrees Seventeen (17) minutes West One Hundred Ninety (190) feet and to the place of beginning.

This is to notify you that The Ohio Oil Company hereby exercises  
the option to purchase which you executed on the 6th day of  
August, 1961, covering the following described real estate situated  
in the City of Bloomington, Monroe County, Indiana:

A part of the Northeast quarter of the Northwest  
Quarter of Section One (1), Township Eight (8) North,  
Range Two (2) West, bounded and described as follows,  
to-wit: Beginning at a point on the North line of  
the Northeast quarter of the Northwest quarter of  
said Section One (1) that stands Eighty-two (82) feet  
West of the Northeast corner of said quarter quarter;  
thence West over and along said North line of said  
quarter quarter section for a distance of One Hundred  
Fifty (150) feet; thence South Eight (8) degrees  
Seventeen (17) minutes East One Hundred Ninety (190)  
feet; thence East One Hundred Fifty (150) feet; thence  
North Eight (8) degrees Seventeen (17) minutes to  
One Hundred Ninety (190) feet and to the place of  
beginning.

State Rd. #48 and Curry Pike  
Outside Bloomington, Indiana

Form 665 Rev. 6-61

SPECIFICATION FOR REAL ESTATE SURVEY  
THE OHIO OIL CO. INC.  
FINDLAY, OHIO

The boundaries of the real estate shall be established by actual field survey in accordance with the description shown on the deed.

This survey shall be platted on tracing cloth, 24" x 36" to the largest scale practical.

The following certificate shall appear on the tracing signed by the surveyor, giving his license number and state in which he is registered.

TO: The Ohio Oil Company or \_\_\_\_\_ Title  
Insurance Company

We hereby certify that the foregoing map was prepared from an actual survey of the premises made under our supervision; that the same shows the location of the boundaries, and all improvements thereon; that the dimensions of the improvements and the location thereof with respect to the boundaries are as shown; that there are no encroachments by improvements appurtenant to adjoining premises upon subject premises, nor from subject premises unless shown on the plat; and that any easements apparent from a visual inspection are delineated thereon.

The foregoing map or survey may be used by \_\_\_\_\_  
Title Insurance Company for the purpose of deleting the standard exception appearing in the title policy as regards survey.

\_\_\_\_\_  
Licensed Surveyor

The survey tracing shall become the property of The Ohio Oil Company.

A stake driven flush with the ground, and witnessed, shall be placed at each corner as established by the above survey.

Any discrepancies in the deed description discovered in the making of this survey, or any conflict between this survey and other adjoining surveys are to be noted and transmitted by letter with the blue print made from the tracing cloth plat to The Ohio Oil Co., c/o Engineering Department, at the Division Office to be designated.

THE PLAT OF THE SURVEY SHALL SHOW THE FOLLOWING:

- (1) The measured length of the sides bounding the survey, given in feet and fractions thereof and the angles at each change in direction of the bounding sides given in degrees and minutes.
- (2) The distance from the property lines to the inside sidewalk lines, with the width of the sidewalk and notation as to the material from which it is made.
- (3) The distance from the outside sidewalk line to the back (side away from the street) of curb, with notation as to construction of curb, whether stone, concrete or concrete with gutter apron, in which case width of apron shall be shown.

SPECIFICATION FOR REAL ESTATE SURVEY  
THE OHIO OIL CO. INC.  
FINDLAY, OHIO

(4) Width of adjoining street, streets, or highways measured from back to back of curb, with note as to the type pavement used, and their identifying names or numbers. Where no curb exists show the dimensions to and width of pavement.

(5) All existing structures, on the real estate described by the deed, shall be shown, such as buildings, (noting within the platted building outline the area taken up by cellars), trees, poles, guy wires, fire hydrants, gas and water service, sewer service, water wells, septic tanks, islands, underground tanks, culverts, head walls, etc.

(6) All existing structures on the bounding property between the real estate surveyed and the bounding street or streets shall be shown, including in addition to items noted in the above paragraph, such items as sidewalks, curb cuts and inlets, sewer manholes, and any other obstruction or aids to free ingress and egress to the surveyed property.

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(15) The elevation of cellar floors shall be shown.

(16) Where rock can be expected at less than six feet under sidewalk grade, its surface elevation shall be shown at a sufficient number of points to permit its location with respect to present grade to be determined.

State Rd. #48 and, Curry Pike  
Outside Bloomington, Indiana

Form 665 Rev. 6-61

SPECIFICATION FOR REAL ESTATE SURVEY  
THE OHIO OIL CO. INC.  
FINDLAY, OHIO

The boundaries of the real estate shall be established by actual field survey in accordance with the description shown on the deed.

This survey shall be platted on tracing cloth, 24" x 36" to the largest scale practical.

The following certificate shall appear on the tracing signed by the surveyor, giving his license number and state in which he is registered.

TO: The Ohio Oil Company or \_\_\_\_\_ Title  
Insurance Company

We hereby certify that the foregoing map was prepared from an actual survey of the premises made under our supervision; that the same shows the location of the boundaries, and all improvements thereon; that the dimensions of the improvements and the location thereof with respect to the boundaries are as shown; that there are no encroachments by improvements appurtenant to adjoining premises upon subject premises, nor from subject premises unless shown on the plat; and that any easements apparent from a visual inspection are delineated thereon.

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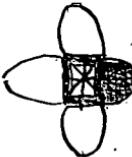
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AFTER FIVE DAYS RETURN TO  
**THE OHIO OIL COMPANY**  
BOX 24002 SPEEDWAY BRANCH  
INDIANAPOLIS 24, INDIANA



66585  
71102  
C 22 C



Mr. John T. Stapleton  
1309 East 2nd Street  
Bloomington, Indiana

SPECIFICATION FOR REAL ESTATE SURVEY  
THE OHIO OIL CO. INC.  
FINDLAY, OHIO

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## MARATHON OIL COMPANY

Box 805  
Evansville, Indiana  
February 1, 1965

Mr. John Stapleton, P.E.  
Stapleton Engineering & Surveying Service  
107½ N. College Avenue  
Bloomington, Indiana

Dear Mr. Stapleton:

I am returning to you under separate cover this date, the original cloth tracing of the survey which your firm performed for us at our proposed service station location at 17th. and Madison Streets in Bloomington.

Along with the subject tracing, I have enclosed a print of same upon which I have indicated in red crayon certain additional pertinent information which must be added to this tracing in order that it may best meet our requirements. The location of the proposed station building as well as the underground tanks has been indicated on the print for your information only, to point out the importance of accurate rock information in these areas.

With regard to rock information, please show the elevation of the rock, or that no rock was encountered at a specified elevation instead of showing the distance down from existing grade such as it now appears on the tracing.

As soon as you have added this information to the tracing, please return it to me along with a certified statement on the percolation test at Leonard Springs Road and State Rt. #45 and I immediately will process your invoice for payment.

Yours very truly,

MARATHON OIL COMPANY

*Don M. Moore*

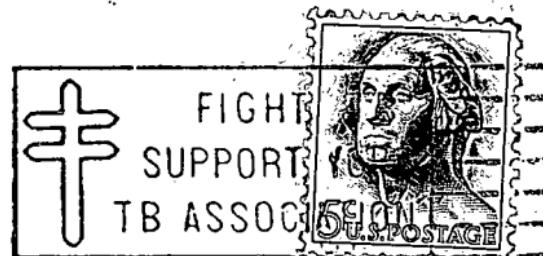
Don M. Moore  
Field Engineer

DMM:ds

cc: Mr. R. B. Nelson



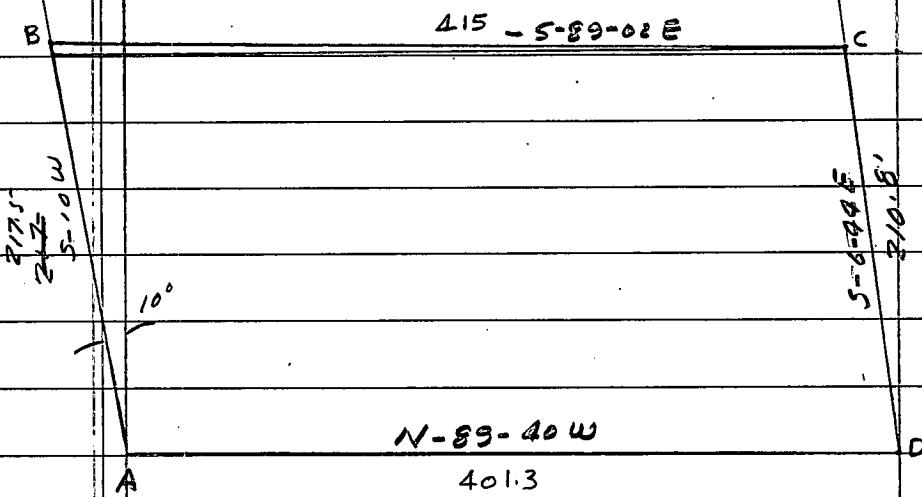
MARATHON OIL COMPANY  
Box 805  
Evansville, Indiana



Mr. John Stapleton, P.E.  
Stapleton Engineering & Surveying Service  
107  $\frac{1}{2}$  N. College Avenue  
Bloomington, Indiana

North of  
10/07/81 37. Holiday Inn

LINE	DIST.	BEAR	L		S		W
			N	S	E	W	
AB	217.50	N 10W	214.15				37.75
BC	415.00	S 89-02E		6.97	414.42		
CD	210.80	S 6-04E		209.54	24.73		
DA	401.30	N 89-40W	2.32			400.91	
						401.30	
			216.51	206.51	439.15	438.66	



# The Ohio Oil Co.

## Sales Division

Indianapolis, Indiana  
November 13, 1961

Mr. John Stapleton  
1309 East 2nd Street  
Bloomington, Indiana

Dear Mr. Stapleton:-

This letter has reference to our recent request that you prepare a detailed survey of the property located at State Road #48 and Curry Pike in Bloomington, Indiana.

We are attaching hereto a copy of the plot and legal description of this property and ask that you prepare the detailed survey and stake out the property, as per this description. It is our understanding that the property for Curry Pike has been dedicated to the County, and that the road is to be completed in the very near future.

It would be greatly appreciated if you could advise us as to the status of the location and completion of the paved area of this road at the time you complete the survey. If the new road is not paved, perhaps you could get us a copy of the blue print of the new road and grades adjoining our property. Also, we would wish to acquire property to the center line of the road in the event that the proposed new road job falls through.

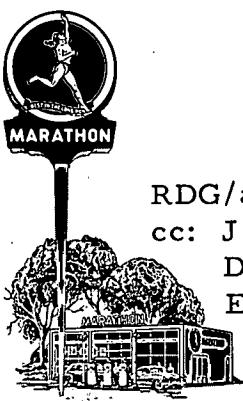
Anything that you can do to give us complete information in regard to this survey and the new road construction would be appreciated.

Very truly yours,

THE OHIO OIL COMPANY



R. D. Gunderman  
INDIANA DISTRICT ENGINEER



RDG/ab-ws  
cc: J. T. Schrage  
Dee Sharp  
E. T. Sauer

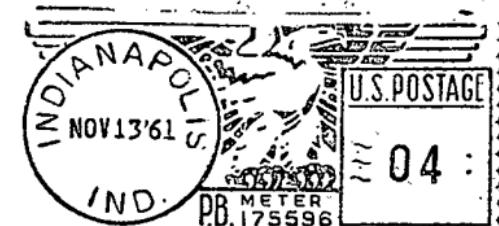
AFTER FIVE DAYS RETURN TO

## THE OHIO OIL COMPANY

BOX 24002 SPEEDWAY BRANCH  
INDIANAPOLIS 24, INDIANA



Mr. John Stapleton  
1309 East 2nd Street  
Bloomington, Indiana



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MARATHON OIL CO.  
S.R 37 & WINSLOW ROAD

Note:-

In reference to the Sanitary Sewer Manhole shown on the plat, we were unable to uncover the top of the manhole due to new black top pavement, for the purpose of obtaining <sup>THE ELEV.</sup> of the invert.

You will note the said invert is stated as computed, which was arrived at, in the following manner.

The construction plans for this Outfall Sewer on file in the office of the City Engineer shows the manhole to be ten (10) feet deep. The 39" pipe is on a 0.20% grade. I took an elevation on the exposed 39" pipe 250 feet south of the subject manhole and subtracted the Dia. plus the thickness of the pipe on top, and added the rise back to the said manhole @ a 0.20% grade.



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MARATHON OIL CO.

DEC 10, 1965

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WINSLOW Rd. ROAD

NY-89-30E (250)

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1" = 50"

(50)

LINE	DIST	BEARING	L		D	
			N	S	E	W
AB	250	N-89-30E	2.17		249.97	✓
BG	200	S-9-49W		197.08		34.08✓
CD	75	S-63-49W		33.09		67.30✓
DE	200.	S-85-20W		16.26		199.32
EA	250.	N-11-29E	244.97		49.75	
			247.14	246.41	299.72	300.60

# The Ohio Oil Co.

## Sales Division

Indianapolis, Indiana  
October 31, 1961

Mr. John Stapleton  
1309 East 2nd Street  
Bloomington, Indiana

Dear Sir:

Attached hereto you will find our local purchase order No. M-332923 requesting that you prepare a detailed survey of the property located at State Rd. 48 and Curry Pike outside Bloomington, Indiana, as per the attached description and real estate specifications.

We ask that you please complete this survey at your earliest opportunity. The tracing, along with the executed certification requested in the specifications, and your invoice in triplicate should be forwarded direct to this office.

If you have any questions in regards to the preparation of this survey we ask that you please advise.

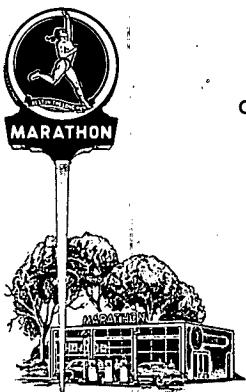
Thanking you in advance, I remain.

Very truly yours,

THE OHIO OIL COMPANY

  
Dee Sharp

cc: Ed Sauer



JOHN T. STAPLETON  
CIVIL ENGINEER  
1309 EAST 2ND STREET  
BLOOMINGTON, INDIANA  
TELEPHONE 2-2928

October 25, 1961

The Ohio Oil Company  
1304 Olin Avenue  
Indianapolis, Indiana

Gentlemen:

We understand that you are contemplating the construction of a service station at the Southeast corner of East Third Street and State Road By-Pass 46. This letter is to inform you that at this time there are no county permits required, as the property is located outside of the City of Bloomington in the County of Monroe.

However, we wish to inform you that there is anticipated the forming of a County Zoning Ordinance in the very near future, which would affect this property.

Very truly yours,

President,  
Monroe County Planning Commission

Copy

258

50'

N-47-45E

C.S. ROAD

185

277

268



MR NELSON  
MARATHON OIL COMPANY

BOX 805

DON M. MOORE

FIELD ENGINEER  
MARKETING DIVISION  
BUS. PHONE GR 7-5334  
RES. PHONE GR 6-5450

Call COLLECT

EVANSVILLE, IND.



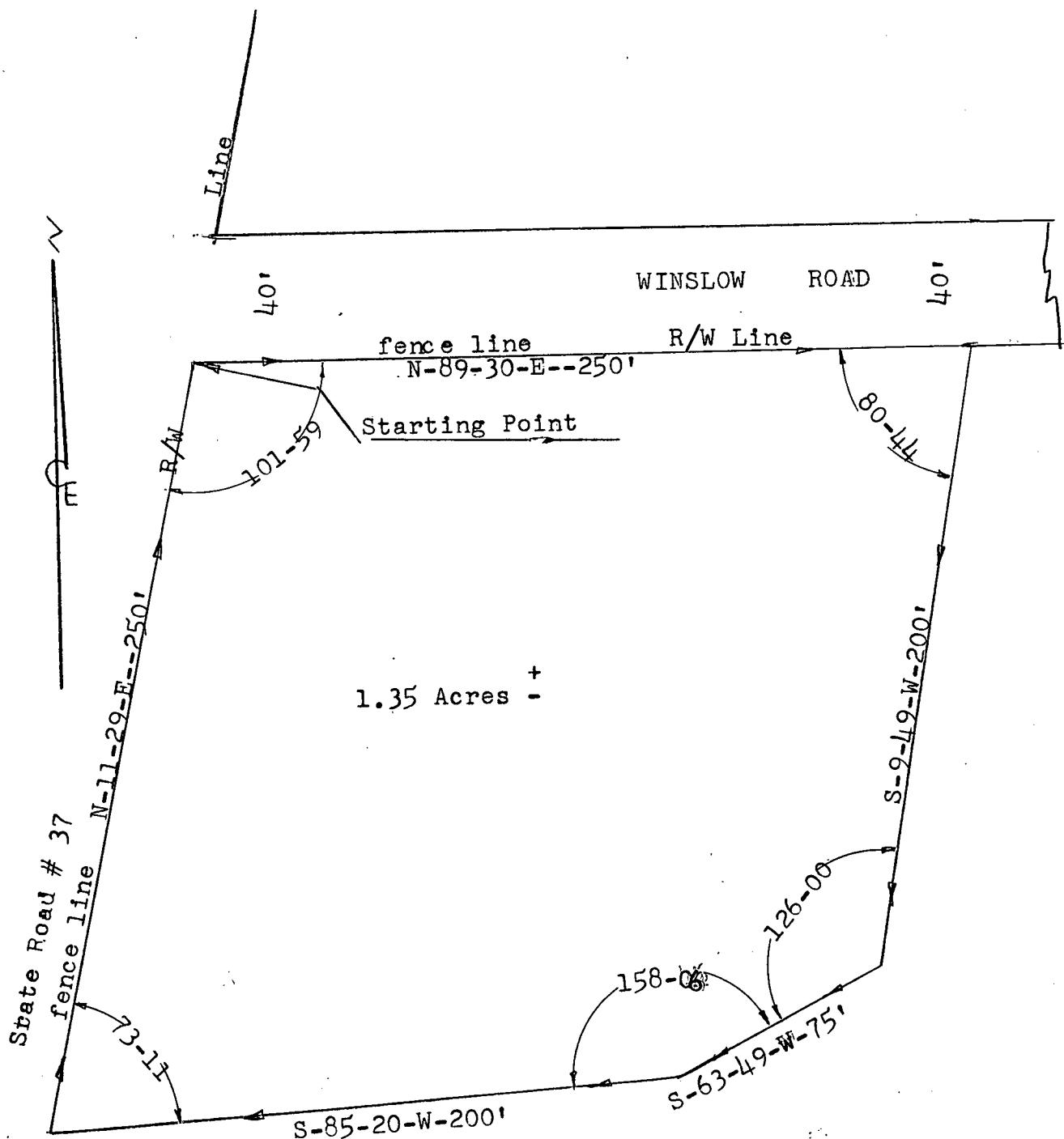
MARATHON OIL COMPANY

DON M. MOORE

FIELD ENGINEER  
MARKETING DIVISION  
BUS. PHONE GR 7-5334  
RES. PHONE GR 6-5450

Box #805  
EVANSVILLE, IND.

MARATHON OIL CO.  
Box 10095-Sta. "D"  
Louisville, Kentucky-40210



December 10, 1965

A part of the northeast quarter of the northwest quarter of section 16-T8N-R1W-in Monroe County, Indiana. Beginning at a point that is 1134 feet west and 20 feet south of the northeast corner of the said quarter quarter. Said point being the point of intersection of the south right of way line of the Winslow Road and the east right of way line of State Highway # 46; thence running north 89 degrees-30 minutes east over and along the said south of way line of the said Winslow Road for 250 feet; thence leaving the said south right of way line of the Winslow Road and running south 9 degrees-49 minutes west for 200 feet; thence running south 63 degrees-49 minutes west for 75 feet; thence running south 85 degrees-20 minutes west for 200 feet, and to the said east right of way line of the said State Highway # 46; thence running north 11 degrees-29 minutes east over and along the said east right of way line of State Road # 46 for 250 feet, and to the place of beginning. Containing in all 1.35 acres, more or less.

*John T. Stappert*  
Civil Engineer & Surveyor

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Each side large blue squares = 20 chains, 80 rods, 1320 feet; area of square 40 acres.  
 Each side small red squares = 5 chains, 20 rods, 330 feet; area of square  $2\frac{1}{2}$  acres.

N

Marathon Oil Co

17741 El Madero S.

PURCHASE ORDER - M-14898

PERCOLATION TEST - SR. 45 + LEONARD SPRINGS ROAD PROJECT. 25,00

STONE SOUNDINGS - 17711 & MADISON ST. - 80.00

105.00

PURCHASE ORDER - 14897

7TH & MADISON ST. - Project

BLOOMINGTON, INDIANA

W

SEARCHED — 30.00

## Survey-Boundary Lines

## EVAPORATION

## IMPROVEMENT LOCATIONS -

## RESEARCH

MAILING Cost

322.50.

105.00  
437 50

TOTALS - 427.50

9

**SCALE FOR QUARTER SECTION.** Each side large blue squares = 10 chains, 40 rods, 660 feet; area of square 10 acres.  
 330 Ft.=1 Inch.

PRONTO LAND MEASURE 660-330 MAP SHEET

## PRONTO LAND MEASURE

Copyright, 1950, James Hamilton Adair, Flint, Michigan

## MARKETING DEPARTMENT

## LOCAL PURCHASE ORDER

PHONE 336-3240

Date 12-22-1964

REFER TO THIS NUMBER ON YOUR INVOICE

Purchased  
From:STADLETON ENGINEER & SURVEYING SERVICE  
107 1/2 N. COLLEGE ST. Bloomington, IND

Street

City &amp; State

Ship To:

Care  
of:

Via:

SEND INVOICE IN TRIPPLICATE  
TO MARATHON OIL COMPANY AT:

P.O. Box #805 EVANSVILLE, IND.

QTY. ORDERED	ITEMS ORDERED	PRICE	VALUE
	PERFORM TOPOGRAPHICAL SURVEY PER DESCRIPTION AND SPECIFI- CATIONS FURNISHED BY OWNER'S ENGINEER		

Charge:

USED  
FOR:

REAL ESTATE SURVEY

17TH & MADISON STA. SITE  
BLOOMINGTON, IND  
MARATHON OIL COMPANYPLEASE INDICATE ON INVOICE BRAND NAME  
OR MANUFACTURER IF NOT YOUR OWN.Ordered  
By:

Howard J. Moore

## MARKETING DEPARTMENT

## LOCAL PURCHASE ORDER

REFER TO THIS NUMBER ON YOUR INVOICE

Date DEC. 31, 1964M 14898Purchased  
From:STAPLETON ENGINEERING & SURVEYING, INC.

Street

107 1/2 N. COLLEGE AVE'

City &amp; State

BLOOMINGTON, IND.

Ship To:

Care  
of:

Via:

SEND INVOICE IN TRIPPLICATE

TO MARATHON OIL COMPANY AT:

P.O. BOX #805, EVANSVILLE, IND

QTY. ORDERED	ITEMS ORDERED	PRICE	VALUE
①	OBTAI <sup>N</sup> Rock Soundings As Shown ON DRAWING FURNISHED AT 17 <sup>TH</sup> E MADISON ST. SITE		
②	PERFORM PERC. TEST AT S.R. #45 E LEONARD SPRINGS RD. SITE		

Charge:

USED  
FOR:

MARATHON OIL COMPANY

PLEASE INDICATE ON INVOICE BRAND NAME  
OR MANUFACTURER IF NOT YOUR OWN.Ordered  
By:Marshall Moore

IN ACCOUNT WITH

**BLOOMINGTON ABSTRACT COMPANY**

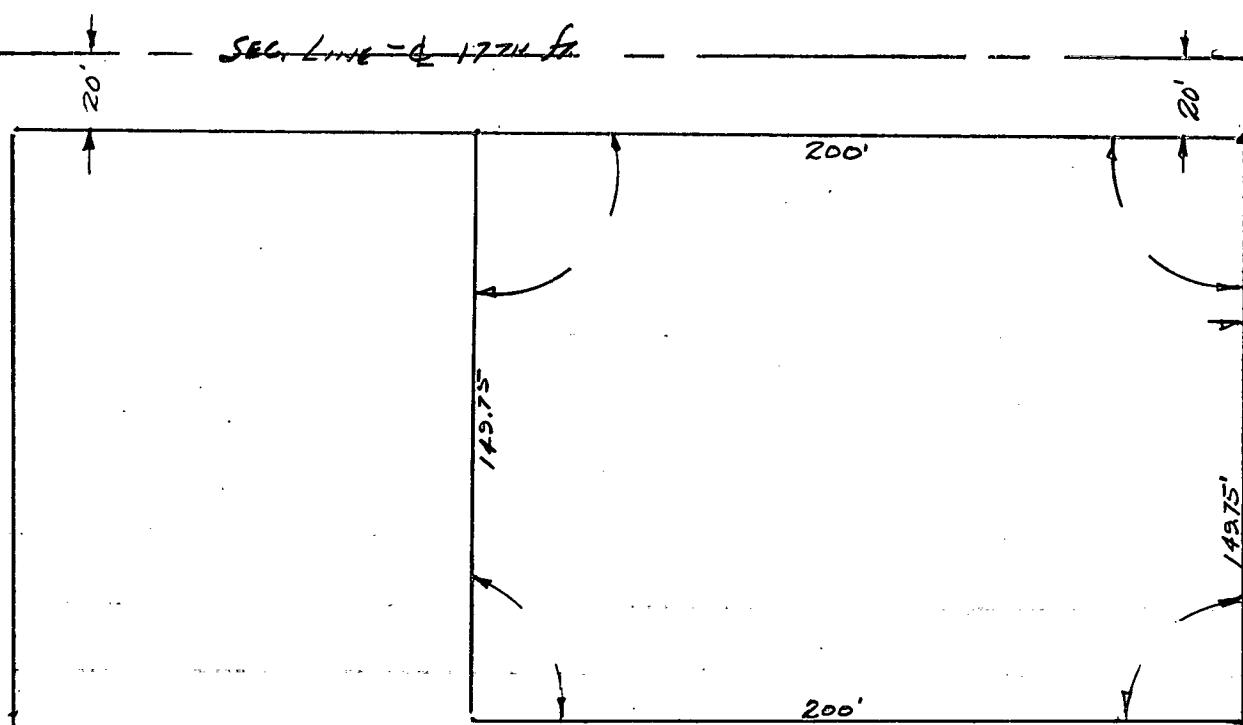
**MARTHA E. SIMS, ABSTRACTOR**

**117½ WEST FIFTH STREET**

**BLOOMINGTON, INDIANA**

John T. Stapleton

Dec. 22, 1964 - To Services - Judgment and decree of order in  
Cause No. 26987 - Kendall vs. Hiestand - in duplicate. . . \$10.00



GAS MAIN - SIZE & LOCATION - EAST. SIDE OF MADISON ST. IN T.P. <sup>6" STEEL 4000 PRESSURE</sup>

SAN. SEWER - SIZE & LOCATION -

WATER MAIN - SIZE & LOCATIONS

ELECTRIC LINE - VOLTAGE & LOCATION

MARATHON OIL Co.

MARTHA ELLEN SIMS - TYPING - 10,<sup>00</sup>



# MARATHON OIL COMPANY

Box 805  
Evansville, Indiana  
December 28, 1964

Mr. John Stapleton, P.E.  
107½ N. College Avenue  
Bloomington, Indiana

Dear Mr. Stapleton:

Thank you very much for the prompt service regarding the matter of the alley at our 17th. and Madison Sts. proposed station site. I concur with your thinking that with this information, we now have the answers to our question regarding this alley.

I am attaching herewith applications in duplicate with drawings attached for a permit from the proper Monroe County Authority to construct entrances to our proposed service station which is to be located on the Southeast corner of the intersection of State Route #45 and Leonard Springs Road. We shall appreciate very much your consideration of our application and the necessary further handling of same before the Monroe County Board of Commissioners pursuant to our obtaining of the necessary permit. We would also appreciate it very much if we could have one copy of the permit for our files.

Yours very truly,

MARATHON OIL COMPANY

*Don M. Moore*

Don M. Moore  
Field Engineer

2

cc: Mr. R. B. Nelson

encl: 2

Cause No. 26987  
Willie D. Kendall  
Maxie Kendall

vs.

Max Eugene Hiestand  
Norma Hiestand

In the Monroe Circuit Court  
71st judicial Day April Term, 1950  
June 23, 1950  
C.O.B. A-44, pages 12-12A

Comes now Willie D. Kendall and Maxie Kendall, husband and wife, plaintiffs herein, and file their motion to amend and correct, nunc pro tunc, the order and judgment herein duly made by the Court on the 21st day of June, 1949, which said motion is in the words and figures following, to-wit: (Here insert).

Comes also the defendants, Max Eugene Hiestand and Norma Hiestand, husband and wife, defendants, and file written waiver of issuance and service of process and consent to the correcting of the record herein, nunc pro tunc, as prayed in the motion of said plaintiffs, heretofore filed.

Said cause now being at issue, said motion is now submitted to the Court for hearing and determination, and the Court having seen and inspected said motion and being fully advised in the premises, and it sufficiently appearing that the entry made herein on June 21, 1949, through inadvertance and misprison of the Clerk did not correctly express the order of judgment of the Court as rendered and given by the Court on said date, the Court now sustains and grants said motion.

It is therefore ordered that the said judgment and entry herein entered on said 21st day of June, 1949, be, and the same is now hereby amended and corrected so as to read as follows, to-wit:

Comes now the plaintiffs by their attorney, Jess B. Fields, and comes now the defendants by their attorney, Norman Neely, and this cause being at issue and set for trial, is now heard by the Court without the intervention of a jury.

Witness sworn and examined, and the Court, after hearing all the evidence presented in said cause, and argument of counsel, and being fully advised in the premises, now finds that the plaintiffs are the equitable owners of the following described real estate in Monroe County.

A part of the Northeast quarter of section thirty-two (32), Township Nine (9) North, Range One (1) West, in Monroe County, Indiana, bounded and described as follows, to-wit: Beginning at a point Two Hundred Fifteen and Seventy-five hundredths (215.75) feet South of the Northeast corner of Out Lot Number One Hundred Twenty (120) in Maple Heights Addition to the City of Bloomington, Indiana, thence West one hundred thirty-seven (137) feet; thence South eighty-five and twenty-five hundredths (85.25) feet; thence East one hundred thirty-seven (137) feet; thence North eighty-five and twenty-five hundredths (85.25) feet to the place of beginning, in the City of Bloomington, Indiana.

And that said property is located between Seventeen and Sixteenth Streets in the City of Bloomington, Indiana, and the said property faces on Madison Street.

(Cont'd.)

(Cont'd.)

That the Defendants herein own and occupy lots located between Seventeenth and Sixteenth Streets, and to the South of the lot of said plaintiffs.

That there is now and has been for more than thirty-five years last past, a driveway, passageway or alley running north and south on and along the west part of the lots owned and occupied by the plaintiffs and defendants, and other owners in said locality.

That said driveway, passageway or alley has for more than thirty-five years last past been opened to the use of the plaintiffs and other owners of lots along said passageway, driveway or alley, and to the public generally, and for more than thirty-five years last past, the public generally has used said passageway, driveway or alley for ingress and egress. That the defendants herein, Max Eugene Hiestand and Norma Hiestand, have closed the entrance to said passageway, driveway or alley at Sixteenth Street, and have taken the land heretofore used as said passageway, driveway or alley, to their own use, and have blockaded same, depriving the plaintiffs herein and the public generally of the use of said passageway, driveway or alley for ingress and egress to the property of these plaintiffs and to other property on the west side of Madison Street between Sixteenth and Seventeenth Streets, and that the same has caused great injury to the plaintiffs herein.

And the Court further finds and determines that said driveway, passageway or alley has been located and runs upon, over and across the following described real estate in Monroe County, Indiana, to-wit: Beginning at a point that is one hundred and sixty-seven feet (167) west and four hundred fifty-four and twenty-eight hundredths (454.28) feet south of the northeast corner of the northeast quarter of section 32, township 9 north, range 1 west; thence running north fifty-four and twenty-eight hundredths (54.28) feet, thence running twelve (12) feet; thence running south fifty-four and twenty-eight hundredths (54.28) feet; thence running east a distance of twelve (12) feet and to the place of beginning.

It is therefore ordered, adjudged and decreed by the Court that said strip of ground running north and south between Seventeenth Street and Sixteenth Street in the City of Bloomington, and along the West end of the lots of the plaintiffs and defendants and upon, over and across the following described real estate in Monroe County, Indiana, to-wit:

Beginning at a point that is one hundred and sixty-seven (167) feet west and four hundred fifty-four and twenty-eight hundredths (454.28) feet south of the northeast corner of the northeast quarter of section 32, township 9 north, range 1 west; thence running north fifty-four and twenty-eight hundredths (54.28) feet; thence running west twelve (12) feet; thence running south fifty-four and twenty-eight hundredths (54.28) feet; thence running east a distance of twelve (12) feet, and to the place of beginning,

is now declared a public alley, open to the public and to these plaintiffs and other persons desiring to use same as a passageway, and the defendants herein are now enjoined from in anyway closing said alley, passageway or driveway, or dumping debris on same so as to make it impassable and unuseable, and are hereby directed to remove any and all trash or barriers of any kind from said passageway, alley or driveway which may now or hereafter be upon said above described real estate, and for all other proper relief. Judgment.

Q. Austin East  
Judge

# BLOOMINGTON CRUSHED STONE CO. INC.



- BLOOMINGTON PLANT — PHONE ED 2-3318
- SPRINGVILLE PLANT — PHONE OWENSBURG 863-4201

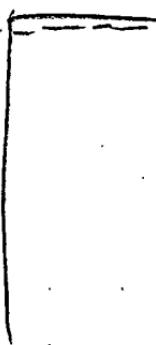
JUNE 23, 1950

A-44 PAGES 12+12A

COURT RECORDS



20



GRADE A CRUSHED STONE - AGRICULTURAL LIMESTONE

# WORK ORDER

Completed

Ordered By MARTHON AL CO.

Date \_\_\_\_\_ Phone \_\_\_\_\_

Lot No. \_\_\_\_\_ Addition \_\_\_\_\_

Section No. \_\_\_\_\_ T \_\_\_\_\_ N R \_\_\_\_\_

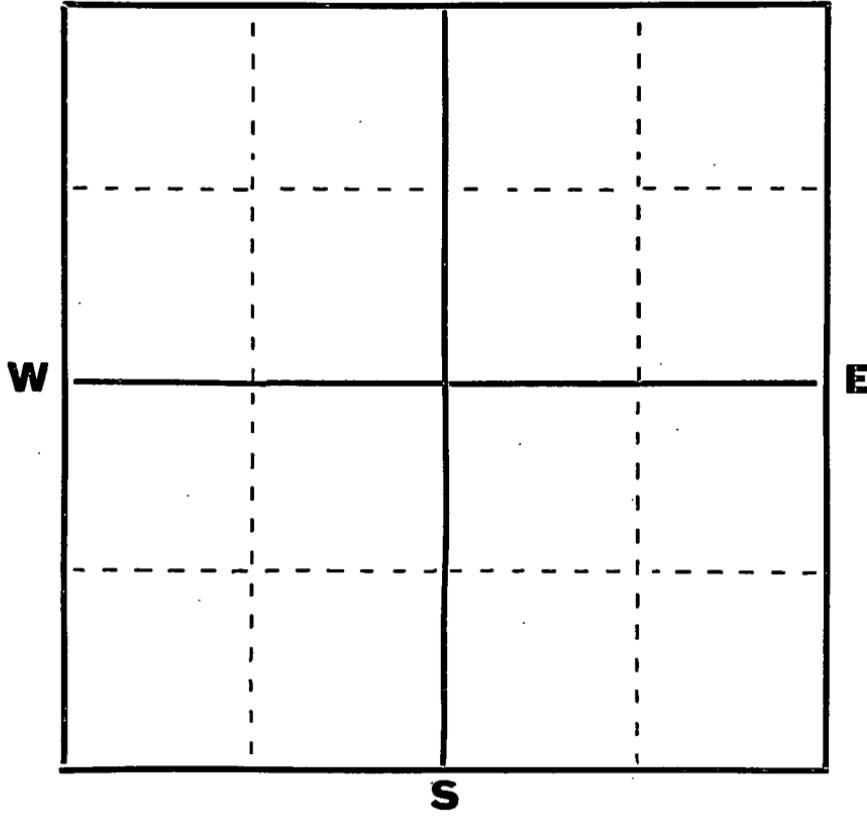
Description: \_\_\_\_\_

17th of ~~40~~ MADISON St

Notes: Arch. Survey.

John T. Stapleton, Civil Engineer and Surveyor

**N** Fee \_\_\_\_\_



SPECIFICATION FOR REAL ESTATE SURVEY  
MARATHON OIL COMPANY  
FINDLAY, OHIO

The boundaries of the real estate shall be established by actual field survey in accordance with the description shown on the deed.

This survey shall be platted on tracing cloth, 24" x 36" to the largest scale practical.

The following certificate shall appear on the tracing signed by the surveyor, giving his license number and state in which he is registered.

TO: Marathon Oil Company or \_\_\_\_\_ Title  
Insurance Company

We hereby certify that the foregoing map was prepared from an actual survey of the premises made under our supervision; that the same shows the location of the boundaries, and all improvements thereon; that the dimensions of the improvements and the location thereof with respect to the boundaries are as shown; that there are no encroachments by improvements appurtenant to adjoining premises upon subject premises, nor from subject premises unless shown on the plat; and that any easements apparent from a visual inspection are delineated thereon.

The foregoing map or survey may be used by \_\_\_\_\_  
Title Insurance Company for the purpose of deleting the standard exception appearing in the title policy as regards survey.

Licensed Surveyor

The survey tracing shall become the property of Marathon Oil Company.

An iron stake driven flush with the ground, and witnessed, shall be placed at each corner as established by the above survey.

Any discrepancies in the deed description discovered in the making of this survey, or any conflict between this survey and other adjoining surveys are to be noted and transmitted by letter with the blue print made from the tracing cloth plat to Marathon Oil Company, c/o Engineering Department, at the Division Office to be designated.

THE PLAT OF THE SURVEY SHALL SHOW THE FOLLOWING:

- (1) The measured length of the sides bounding the survey, given in feet and fractions thereof and the angles at each change in direction of the bounding sides given in degrees and minutes.
- (2) The distance from the property lines to the inside sidewalk lines, with the width of the sidewalk and notation as to the material from which it is made.

(over)

Geodetic Elevation 225-  
Survey Five Spots.

Survey Report

(3) The distance from the outside sidewalk line to the back (side away from the street) of curb, with notation as to construction of curb, whether stone, concrete or concrete with gutter apron, in which case width of apron shall be shown.

(4) Width of adjoining street, streets, or highways measured from back to back of curb, with note as to the type pavement used, and their identifying names or numbers. Where no curb exists show the dimensions to and width of pavement.

(5) All existing structures, on the real estate described by the deed, shall be shown, such as buildings, (noting within the platted building outline the area taken up by cellars), trees, poles, guy wires, fire hydrants, gas and water service, sewer service, water wells, septic tanks, islands, underground tanks, culverts, head walls, etc.

(6) All existing structures on the bounding property between the real estate surveyed and the bounding street or streets shall be shown, including in addition to items noted in the above paragraph, such items as sidewalks, curb cuts and inlets, sewer manholes, and any other obstruction or aids to free ingress and egress to the surveyed property.

(7) Plat and describe briefly all buildings on surrounding property within fifty (50) feet of the boundaries of real estate surveyed. Locate or note on plat water wells and sewage disposal systems on abutting properties.

(8) Plat and describe all mine shafts, churches, and places of public assembly, within three hundred (300) feet of the real estate surveyed.

(9) A directional arrow to be used in orienting the plat shall be shown.

(10) Elevations on an assumed datum which shall be referred to a permanent bench mark located on or near the premises. The elevation points shall be selected so that they can be easily relocated.

(11) Elevations at each corner of the survey and at each definite break in grade along the boundaries of the survey.

(12) Elevations to establish the side walk grade both parallel to and at right angles to the center line of bounding streets.

(13) Elevations to establish the grade of the top of curb, gutter line, and crown line of bounding streets or highways.

(14) Where the real estate is approximately on the same plane one elevation in the center shall be shown. Where the changes in level within the boundaries are frequent or sharp and the relief is greater than one foot, contours at one foot intervals shall be shown.

(15) The elevation of cellar floors shall be shown.

(16) Where rock can be expected at less than six feet under sidewalk grade, its surface elevation shall be shown at a sufficient number of points to permit its location with respect to present grade to be determined.

1. **What are the major plus & minus of ISSI policy towards information protection?**  
2. **What are the major plus & minus of SGT's approach to information protection?**  
3. **What are the major plus & minus of TSD's approach to information protection?**  
4. **What are the major plus & minus of TSD's approach to information protection?**

20d

husband and wife of

hereinafter called Seller, hereby gives and grants to MARATHON OIL COMPANY, an Ohio corporation of Findlay, Ohio, hereinafter called Marathon, the exclusive option to purchase the following-described real estate and improvements

located thereon, situated in the City of Bloomington, County of Monroe,

and State of Indiana, known and described as follows:\*

Part of the Northeast Quarter of Section 32, Township 9, Range 1 West, in Monroe County, Indiana; and being part of the premises conveyed to J. Philip Drake by deed recorded July 10, 1934 in Book 87, Page 304 of the Deed Records of Monroe County, Indiana, more particularly described as follows:

Beginning at a point of the intersection of the South line of 17th Street and the West line of Madison Street in Bloomington, Indiana, which is also the Northeast corner of Outlot #120 in Maple Heights Addition to said city of Bloomington, Monroe County, Indiana, and is 20 feet South and 25 feet West of the corner stone of Sections 28, 29, 32 and 33; thence South along the West line of Madison Street a distance of 149.75 feet to a point; thence West, parallel to the South line of 17th Street, a distance of 200 feet to a point; thence North, parallel to the West line of Madison Street, a distance of 149.75 feet to a point in the South line of 17th Street; thence East, along the South line of 17th Street, a distance of 200 feet to the point of beginning.

Said premises fronts 200 feet on 17th Street and 149.75 on North Madison Street, City of Bloomington.

Mr. R. B. Nelson

~~B U I L D I N G~~

August 12, 1964

G. F. Farling

Indianapolis, Indiana

This is in regard to our proposed site we have optioned at the southwest corner of 17th & Madison Streets in Bloomington, Indiana.

Yesterday, I had an opportunity to check with the City Engineer regarding the right of way of Madison Street. This 50' right of way is illustrated on the attachment hereto, and it is also noted the center line of Madison Street is the east line of section 32.

Mr. Moore had inquired about possible alley on this land. There is nothing on plat records indicating an alley, but this was established as an alley by circuit court action June 23, 1950, as evidenced in court records, Book A44, Pages 12 and 12A. The alley is described as follows:

Beginning at a point 167' west and 454' south of the northeast corner of section 32, township 9, range 1 west, thence north 54' to a point; thence west 12 feet to a point; thence south 54 feet to a point; thence east 12 feet to a point.

The language in this circuit court record is somewhat ambiguous in that it mentions the alley as being from 16th Street to 17th Street on the west line of land owned by property owners on the west side of Madison Street between 16th and 17th Street, and then it gives the above description.

Mrs. Drake, one of the parties we have the option with, informs me that this alley has been in use between 16th & 17th Street for quite some period of time. It appears only one property owner is currently using it as such, with Drakes using it as a driveway to their property. Those people, Kendall & Heistand, involved in the original court action establishing this as an alley no longer reside in this area.

It is my understanding that Mr. Moore is drawing our plot plan for us to set up on the property between the alley and Madison rather than utilizing the 200' frontage we have optioned and that adequate ground is available for us to get on in this manner.

Possibly, we should consider having this alley vacated so we could have full use of the land involved. In the event we would want to accomplish this prior to closing, we should have property owner initiate the necessary action. I would appreciate knowing if we want the site with the alley as situated, or if we desire to have it vacated.

Mr. Nelson - Contd.

August 12, 1964

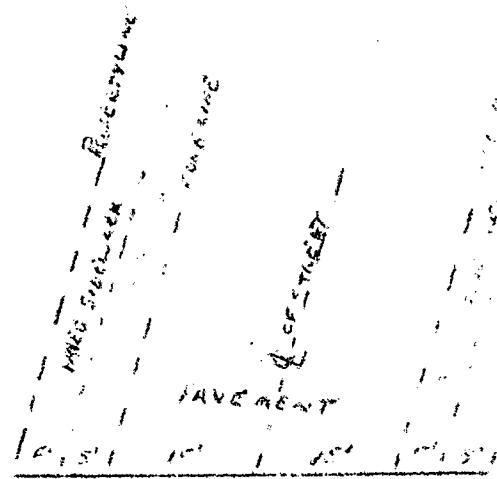
Page Two

Presently, the land is zoned R-1 residential, and we would need rezoning to B-1 for our use.

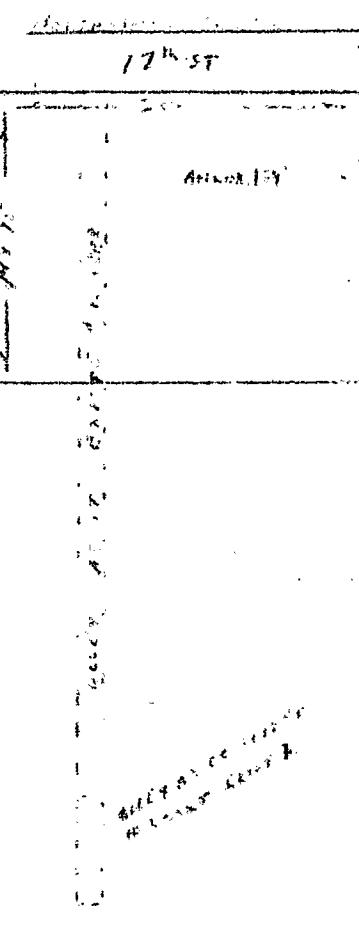
GFF/ab

cc: W. F. Burke  
C. W. Cook  
P. A. Madaris  
D. M. Moore

INFORMATION ON PROPOSED SITE AT 17th & MADISON - BLOOMINGTON, INDIANA



CROSS SECTION OF MADISON ST. (EAST)





# MARATHON OIL COMPANY

Post Office Box #805  
Evansville, Indiana

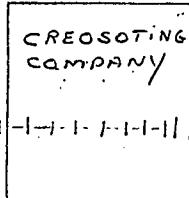
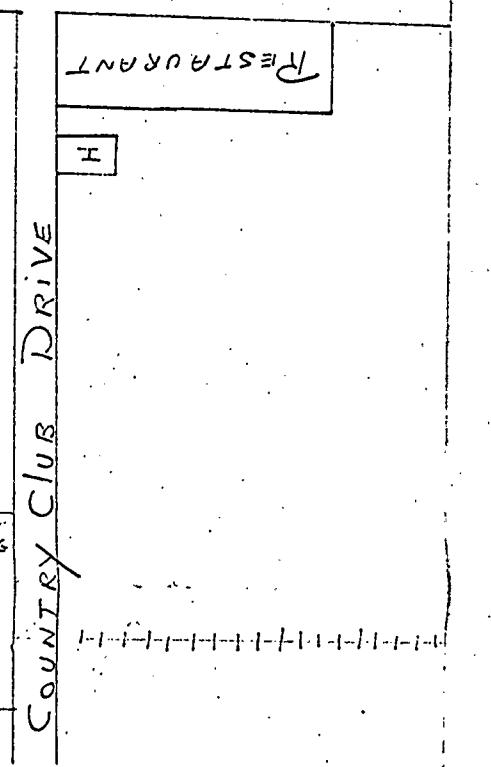
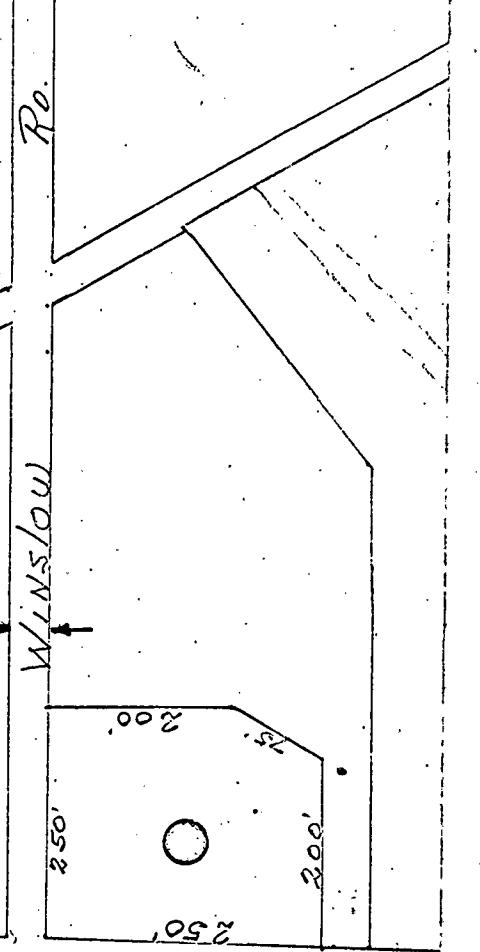
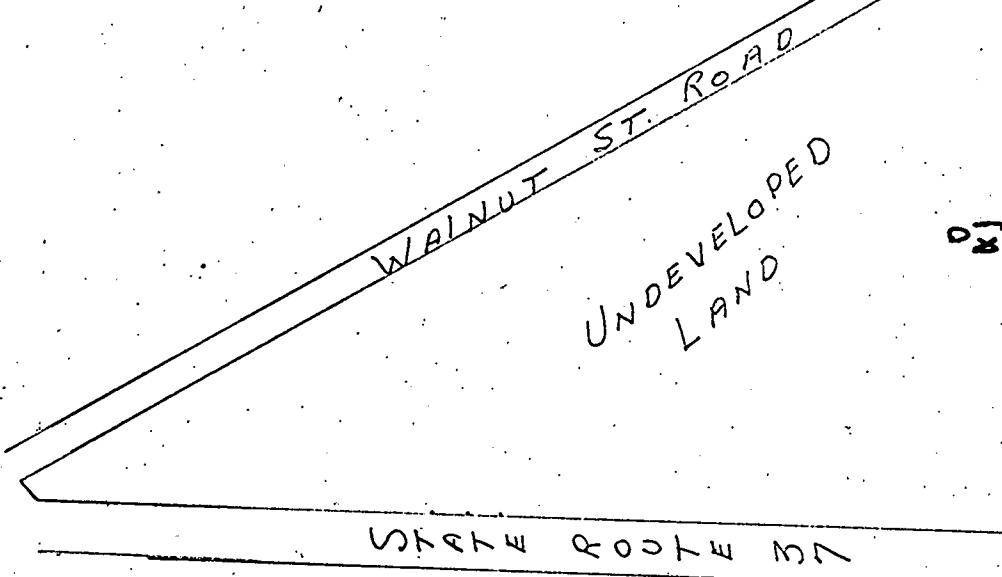
TO

Mr. John Stapleton, P. E.  
107 1/2 N. College Avenue  
Bloomington, Indiana

Need Plot Plan  
Cascade Blue

Ray - Please rush survey on  
this location. The corner is  
obtuse, the state highway is on  
a curve and the front R.O.W.  
is a straight line

Bob.



Count house square

# AGREEMENT FOR LEASE OF REAL ESTATE

## GROUND LEASE ONLY

THIS AGREEMENT, made and concluded by and between Arline Ferguson, a widow  
of 1317 E. 10th Street, Bloomington, Indiana  
 herein called Lessor, and Marathon Oil Company, an Ohio corporation of Findlay, Ohio herein called Marathon,  
 WITNESSETH:

Ten Dollars (\$10.00)

1. OPTION: In consideration of ~~One~~ ~~Dollar~~ (\$1.00) and other valuable considerations, receipt of which is hereby acknowledged, Lessor hereby gives and grants unto Marathon, the exclusive right to lease the premises hereinafter described on the terms and conditions set forth, including the right of extension, if any. This option shall be good until the 1st day of February, 1966, and shall be exercised when executed by the duly authorized personnel of Marathon, provided an executed copy thereof is delivered to the Lessor either personally or by depositing the same in the United States mail, registered or certified, and postage prepaid, on or before midnight of said expiration date. (NOTE: DELETE THIS FIRST PARAGRAPH IF OPTION PROVISIONS DO NOT APPLY.)

2. LEASE: Lessor, in consideration of the rents and covenants hereinafter to be paid and performed by Marathon, does hereby grant and lease unto Marathon the premises hereinafter described, on the terms and conditions set forth, including the right of extension, if any.

3. PROPERTY DESCRIPTION: The premises herein leased are situated ~~in the City of~~ ~~Bloomington~~  
 County of Monroe, and State of Indiana; fronting a total of 250 feet on State Road 37 ~~ROAD~~ and 250 feet on Winslow Road at the corner of the intersection of the said roads; and more particularly described as follows; to-wit:

Beginning at the intersection of the east right of way line of State Road 37 with the south right of way line of Winslow Road, thence S  $11^{\circ}29'W$  in the east right of way line of State Road 37 a distance of two hundred fifty (250) feet to a point, thence N  $84^{\circ}03'E$  a distance of two hundred (200) feet to a point, thence northeasterly a distance of seventy-five (75) feet, more or less, to a point, thence N  $11^{\circ}29'E$  a distance of two hundred (200) feet, more or less, to the south right of way line of Winslow Road, thence westerly in the south right of way line of Winslow Road a distance of two hundred fifty (250) feet, more or less, to the place of beginning. Being a part of the East half of the Northwest quarter of Section 16, township 8 North, Range 1 West, Monroe County, Indiana, and conveyed to Arline Ferguson, a widow, of Monroe County, Indiana by Warranty Deed on the 20th day of February, 1964, as recorded in Deed Book 156, Page 459 of the Monroe County Recorder, Bloomington, Indiana.

Said lease premises being part of the real estate covered in said warranty ~~Q.S.~~ Deed.

4. TERMS: Marathon shall have and hold the same, with all appurtenances, buildings, and improvements thereon or hereafter constructed, for a term of Fifteen (15) years, commencing the First day of February, 1966, unless extended or terminated as hereinafter provided. The date of completion of improvements as hereinafter provided, shall be endorsed in the space at the end of this lease agreement and said endorsement shall be acknowledged by both Lessor and Marathon. Said instrument as endorsed may be recorded.

5. RENT: During the term aforesaid, or any extension thereof, Marathon shall pay Lessor rent as follows: From and after the effective date hereof and until the construction of improvements is completed, Marathon shall pay Lessor as rental the sum of Twenty-five Dollars (\$25.00) per month, which shall be due and payable in advance. From and after the date on which said improvements are completed, but in no event later than ~~sixty~~ ~~A~~ Twelve (12) months after the effective date hereof, Marathon shall pay Lessor as rental the sum of One Hundred

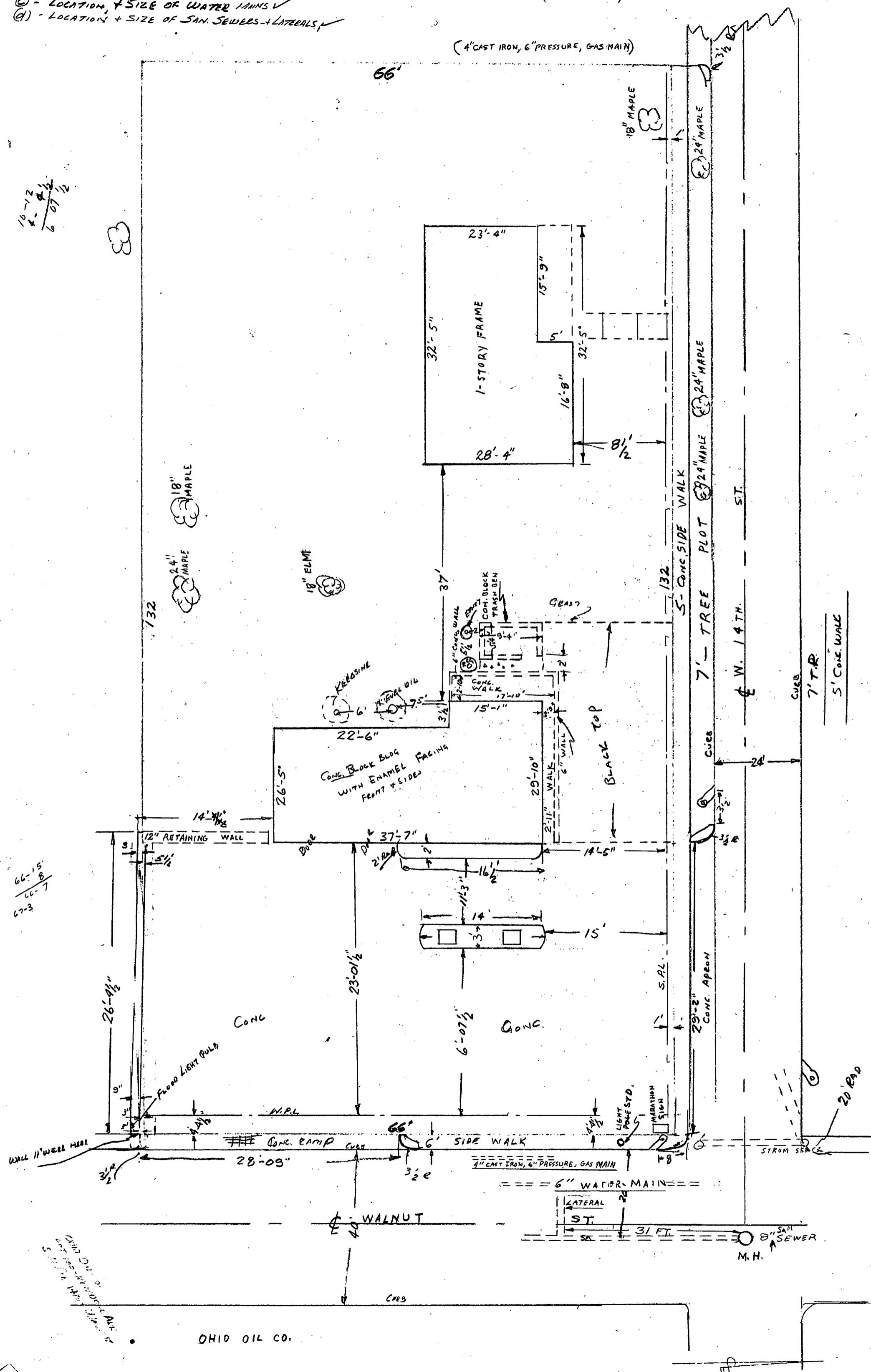
Dollars (\$100.00) which shall be due and payable in advance on the first day of each and every calendar month during said term. As additional consideration for said rents and covenants to be paid and performed by Marathon, and as a condition thereto, it is further provided that Marathon shall pay One (1) Cent per gallon on all gasoline in excess of 10,000 gallons which Marathon delivers on or causes to be delivered to the premises during any lease month. Said gallonage rental shall be due on the 25th day of the month following the close of each lease month. A.F.

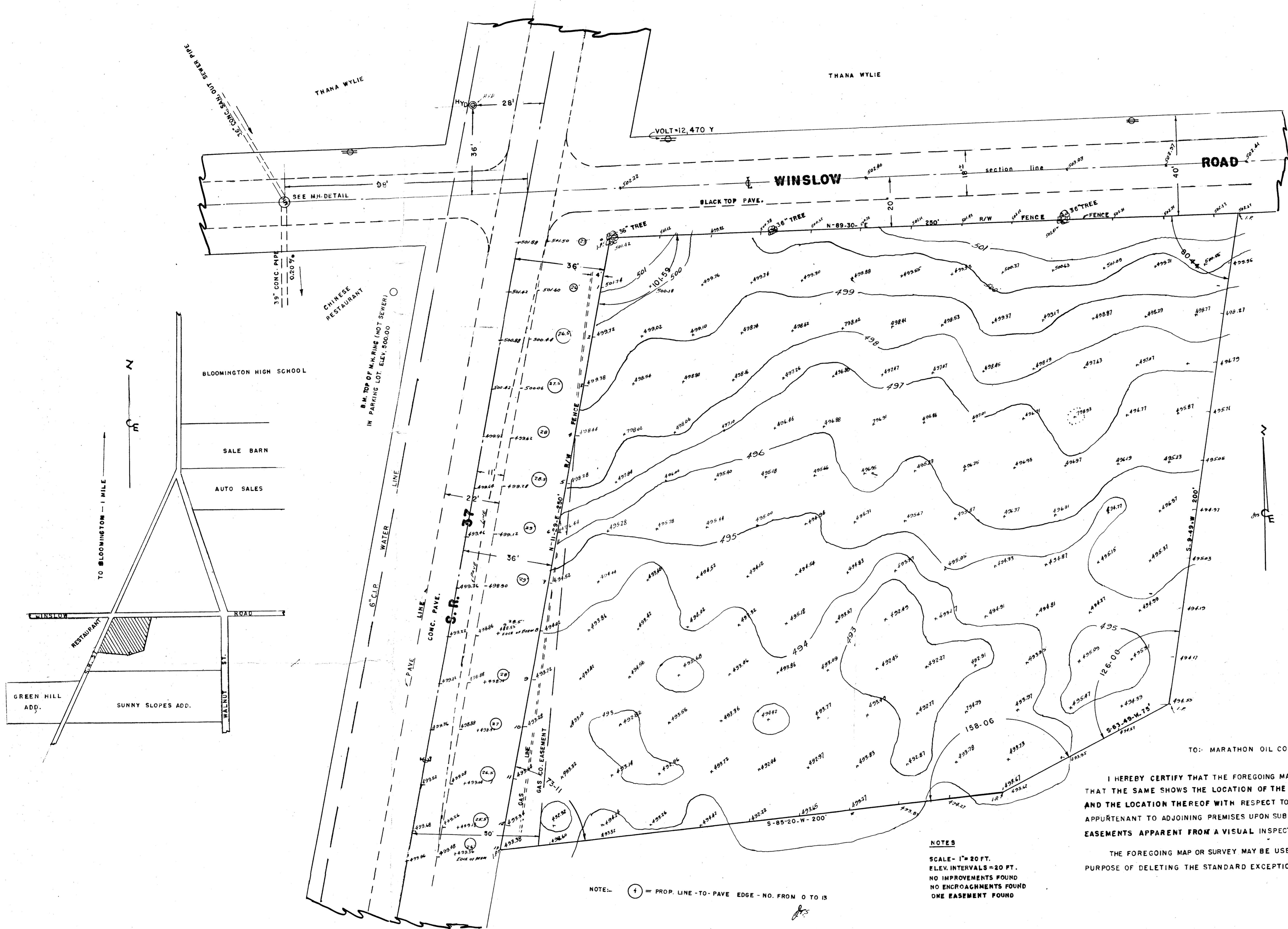
## DATA TO COLLECT

- ② - LOCATION, SIZE + PRESSURE - OF GAS MAINS (INDIANA GAS + WATER CO. (MARTIN)) ✓
- ③ - LOCATION + POWER OF ELECTRIC POWER LINE - PUBLIC SERVICE CO. - MR. BEARD - (OR STIMSON)
- ④ - LOCATION + SIZE OF WATER MAINS ✓
- ⑤ - LOCATION + SIZE OF SAN. SEWERS + LATERALS, ✓

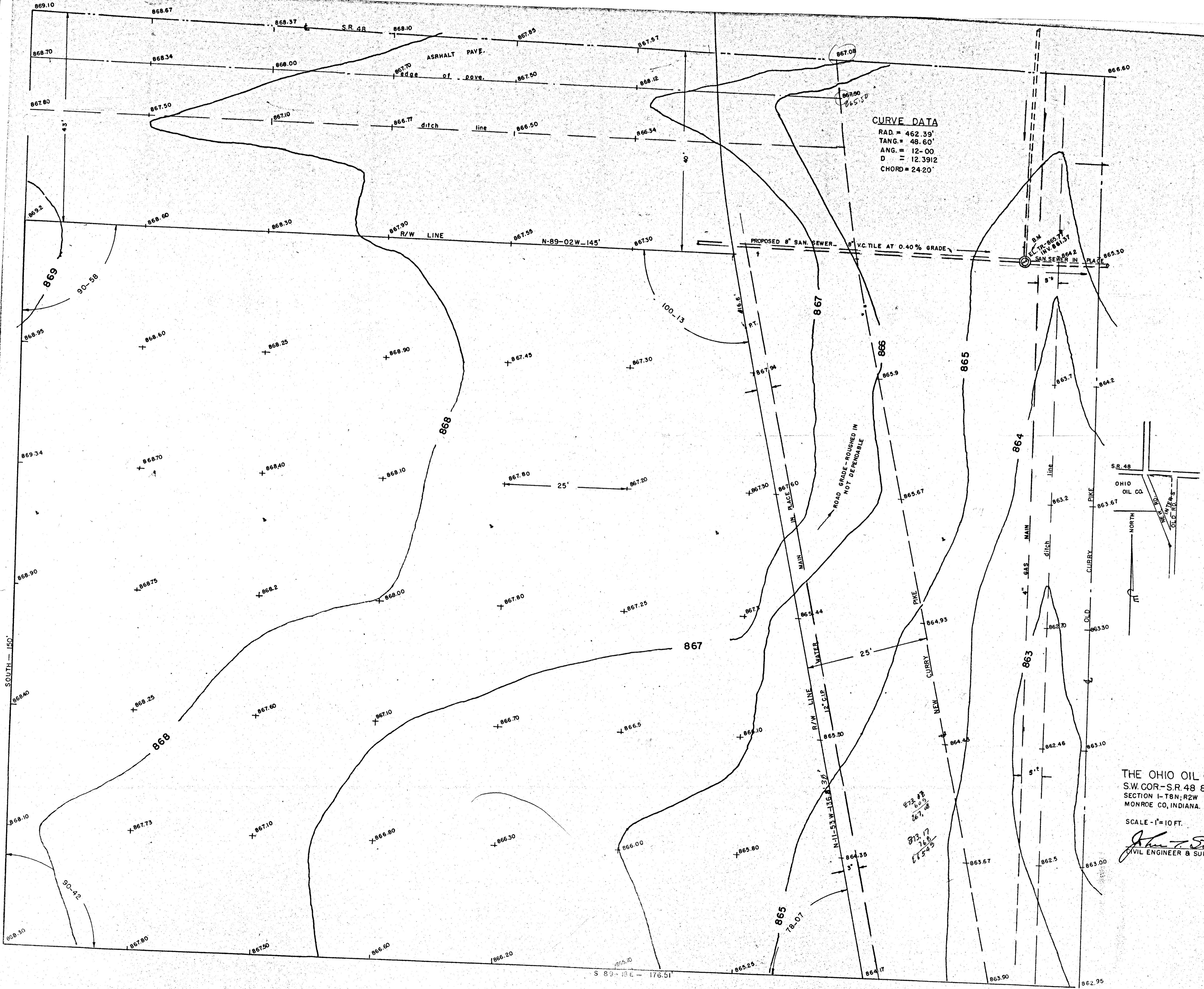
27.06  
.4  
23.072

( 4" CAST IRON, 6" PRESSURE, GAS MAIN )







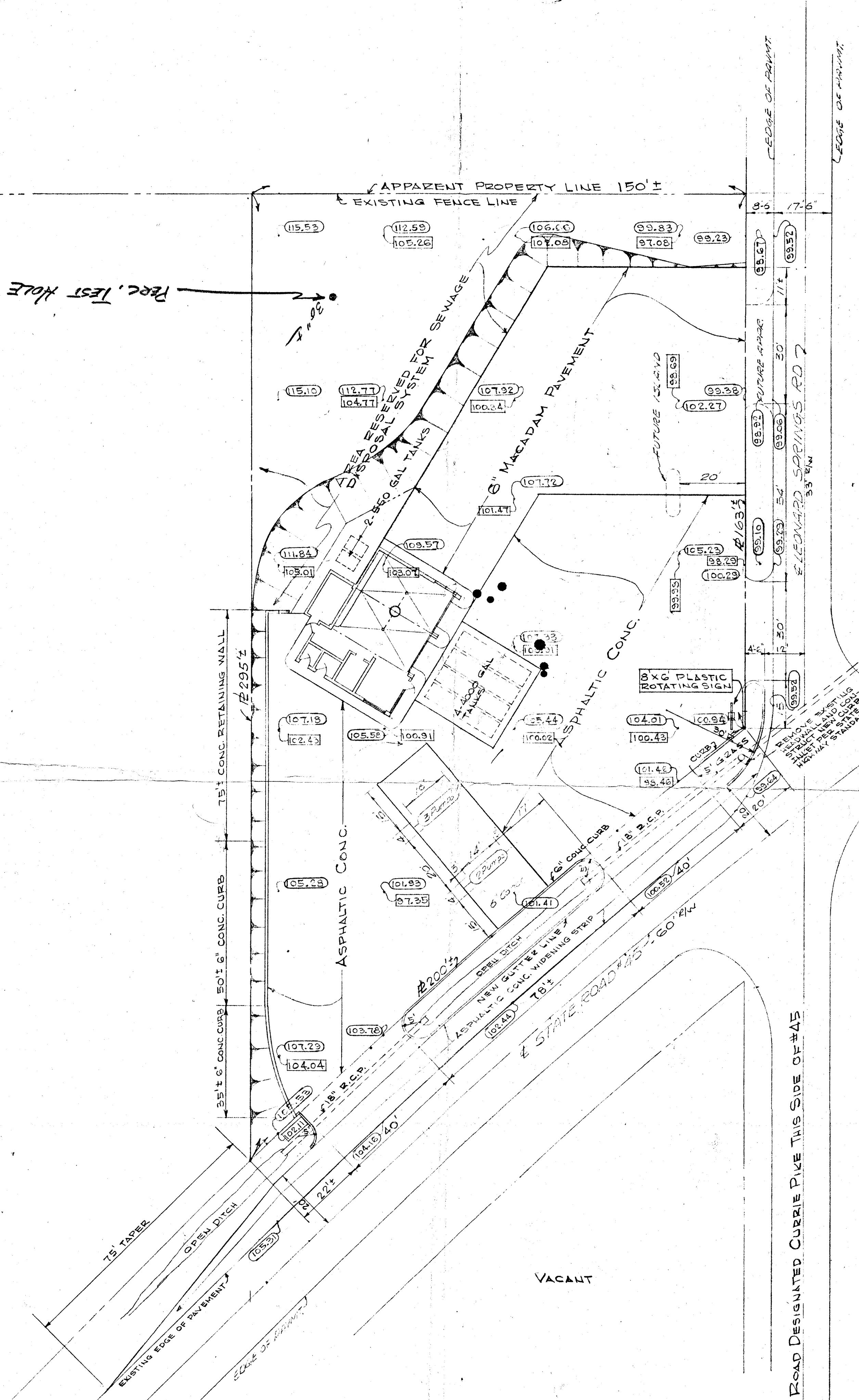


THE OHIO OIL CO.  
S.W. COR.-S.R. 48 & CU  
SECTION 1-T8N; R2W  
MONROE CO, INDIANA.

SCALE - 1" = 10 FT.

John T. Stoy  
CIVIL ENGINEER & SURVEYOR

1. *Leucosia* (Leucosia) *leucosia* (L.) (Fig. 1)



RESIDENCE THIS SIDE

D DENOTES EXISTING ELEVATION  
R DENOTES ROCK ELEVATION

ENCH MARK IS TOP OF CONC. HEADWALL  
E. CORNER AT INTERSECTION, SHOWN  
E REMOVED THIS PLAN.

## HIGHWAY CURVES AT ?

PIPE

## SITE PREPARATION

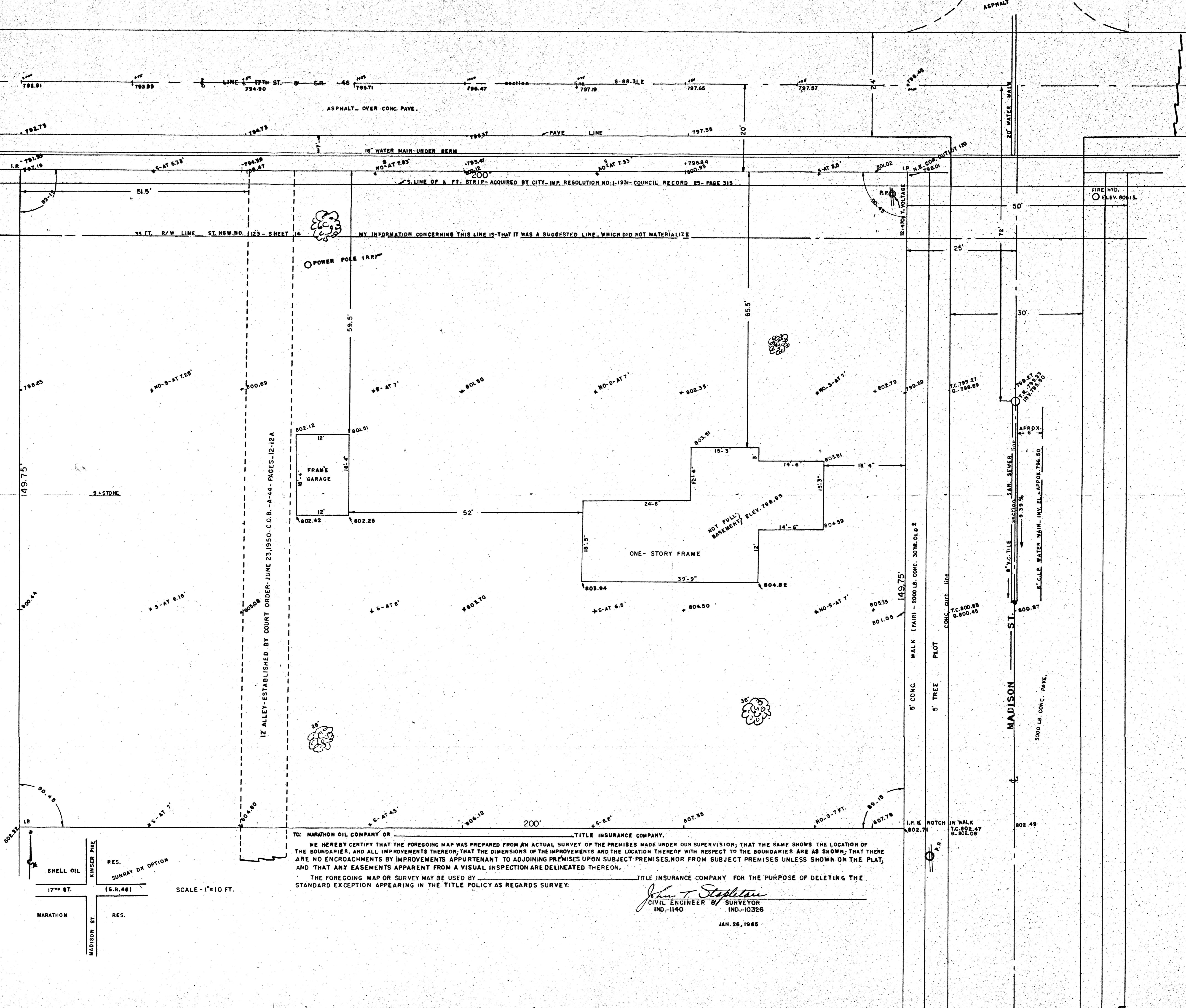
3560 CU. YDS. EARTH EXCAVATION  
420. CU. YDS. ROCK EXCAVATION  
37 TREES TO BE REMOVED - AVG. DIA. 24"  
INDIVIDUAL SEWAGE DISPOSAL SYSTEM RE  
70' CONCRETE RETAINING WALL - AVG. HEIGHT 5'

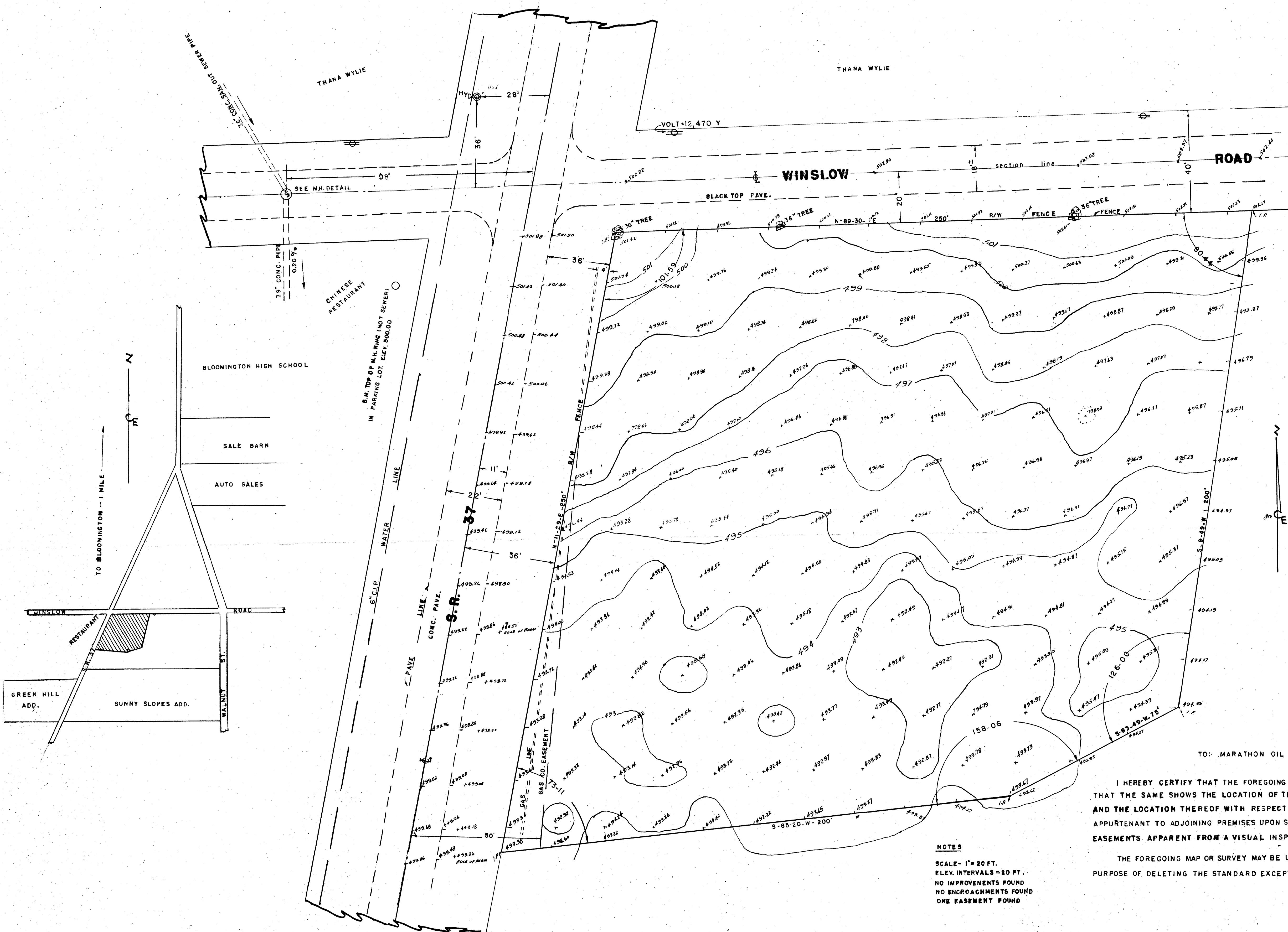
RESIDENCE THIS SIDE

NOTE: ALL APPROACHES ARE ASPHALTIC CON  
CURBS SHOWN ARE 6" CONC.



# **MARATHON OIL COMPANY**





DECEMBER 20, 1965

**TITLE INSURANCE COMPANY**

I HEREBY CERTIFY THAT THE FOREGOING MAP WAS PREPARED FROM AN ACTUAL SURVEY OF THE PREMISES MADE UNDER MY SUPERVISION; THAT THE SAME SHOWS THE LOCATION OF THE BOUNDARIES, AND ALL IMPROVEMENTS THEREON; THAT THE DIMENSIONS OF THE IMPROVEMENTS AND THE LOCATION THEREOF WITH RESPECT TO THE BOUNDARIES ARE AS SHOWN; THAT THERE ARE NO ENCROACHMENTS BY IMPROVEMENTS APPURTEnant TO ADJOINING PREMISES UPON SUBJECT PREMISES, NOR FROM SUBJECT PREMISES UNLESS SHOWN ON THE PLAT; AND THAT ANY EASEMENTS APPARENT FROM A VISUAL INSPECTION ARE DELINEATED THEREON.

NOTES

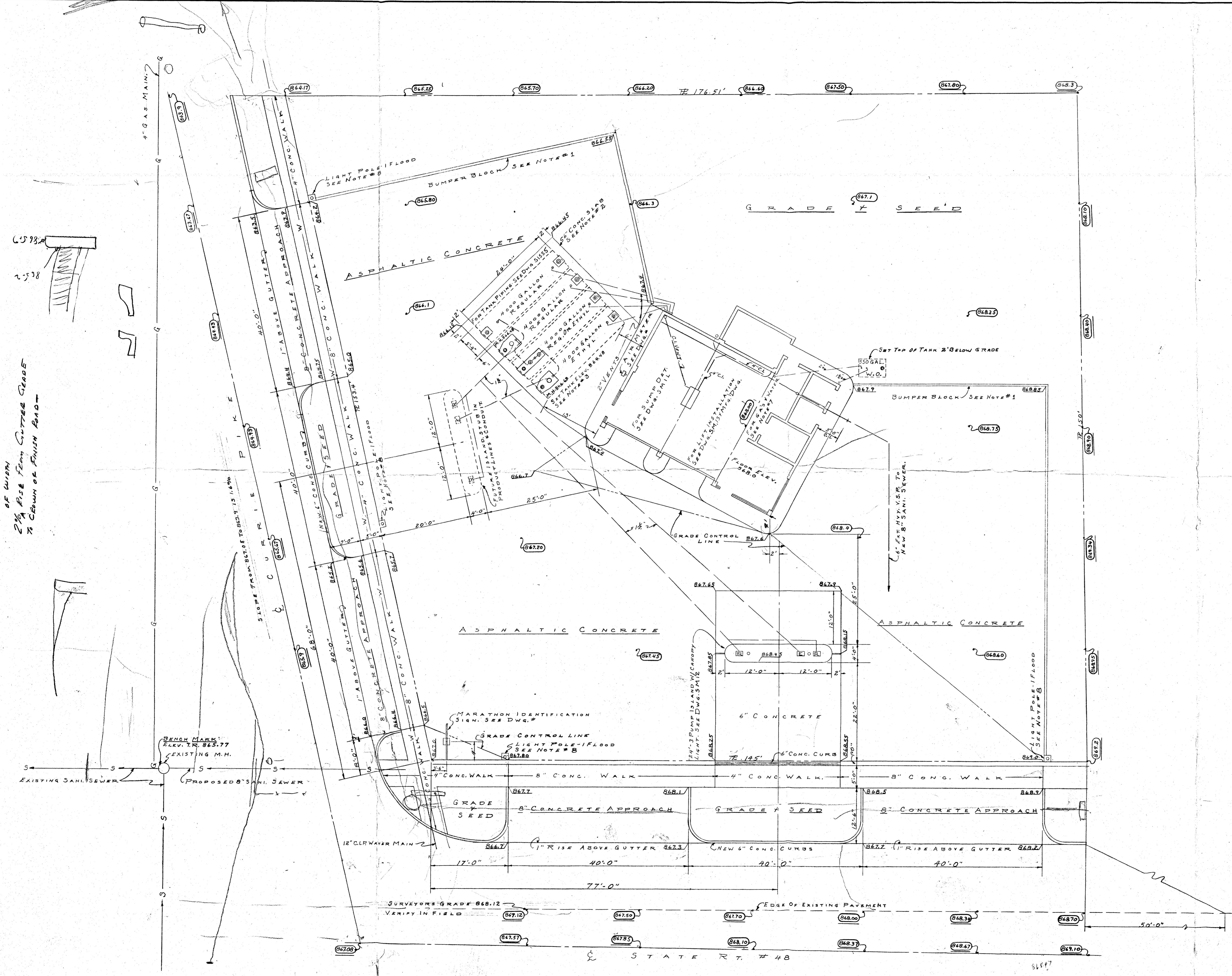
SCALE - 1" = 20 FT.  
ELEV. INTERVALS = 20 FT.  
NO IMPROVEMENTS FOUND  
NO ENCROACHMENTS FOUND  
ONE EASEMENT FOUND

THE FOREGOING MAP OR SURVEY MAY BE USED BY \_\_\_\_\_ TITLE IN  
PURPOSE OF DELETING THE STANDARD EXCEPTION APPEARING IN THE TITLE POLICY AS REGARDS SURVEY

John T. Stobletree  
LICENSED SURVEYOR - NO. 10326

<b>NAME OF FIRM</b>			
<b>CITY</b>			
<p style="text-align: center;">Stapleton's Engineering &amp; Surveying Service 107½ N. Collage Ave. Bloomington, Indiana</p>			
SCALE	DRAWN BY	CHECKED	APPROVED
1"=20'	NAME <i>JES</i>	NAME <i>JES</i>	NAME
DATE		DATE	DATE
DRAWING NO. <i>100</i>			

OF WHICH  
2% RISE FROM GUTTER GRADE  
TO CROWN OF PAVEMENT GRADE



TO:- MARATHON OIL COMPANY OR

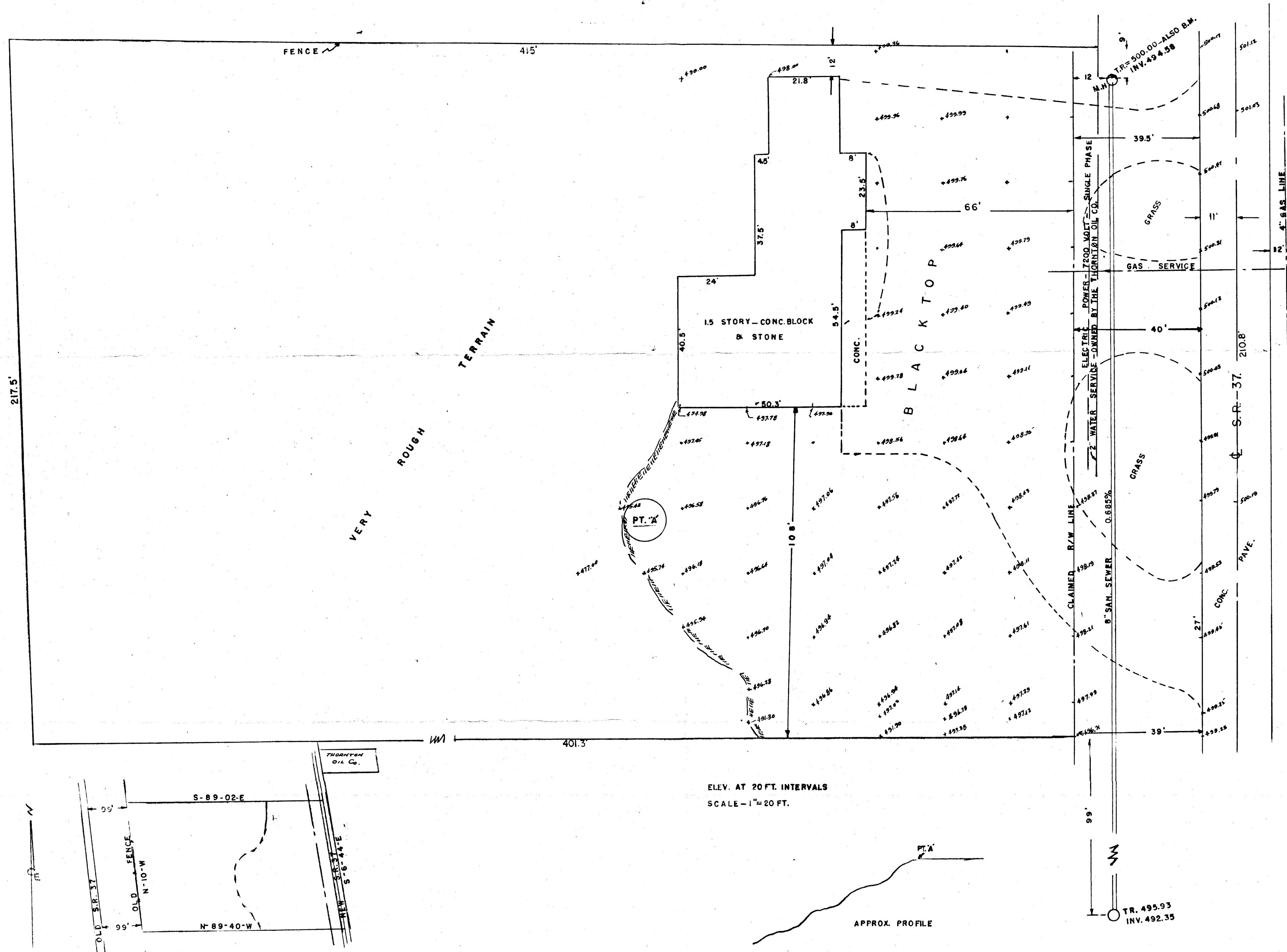
—TITLE INSURANCE COMPANY

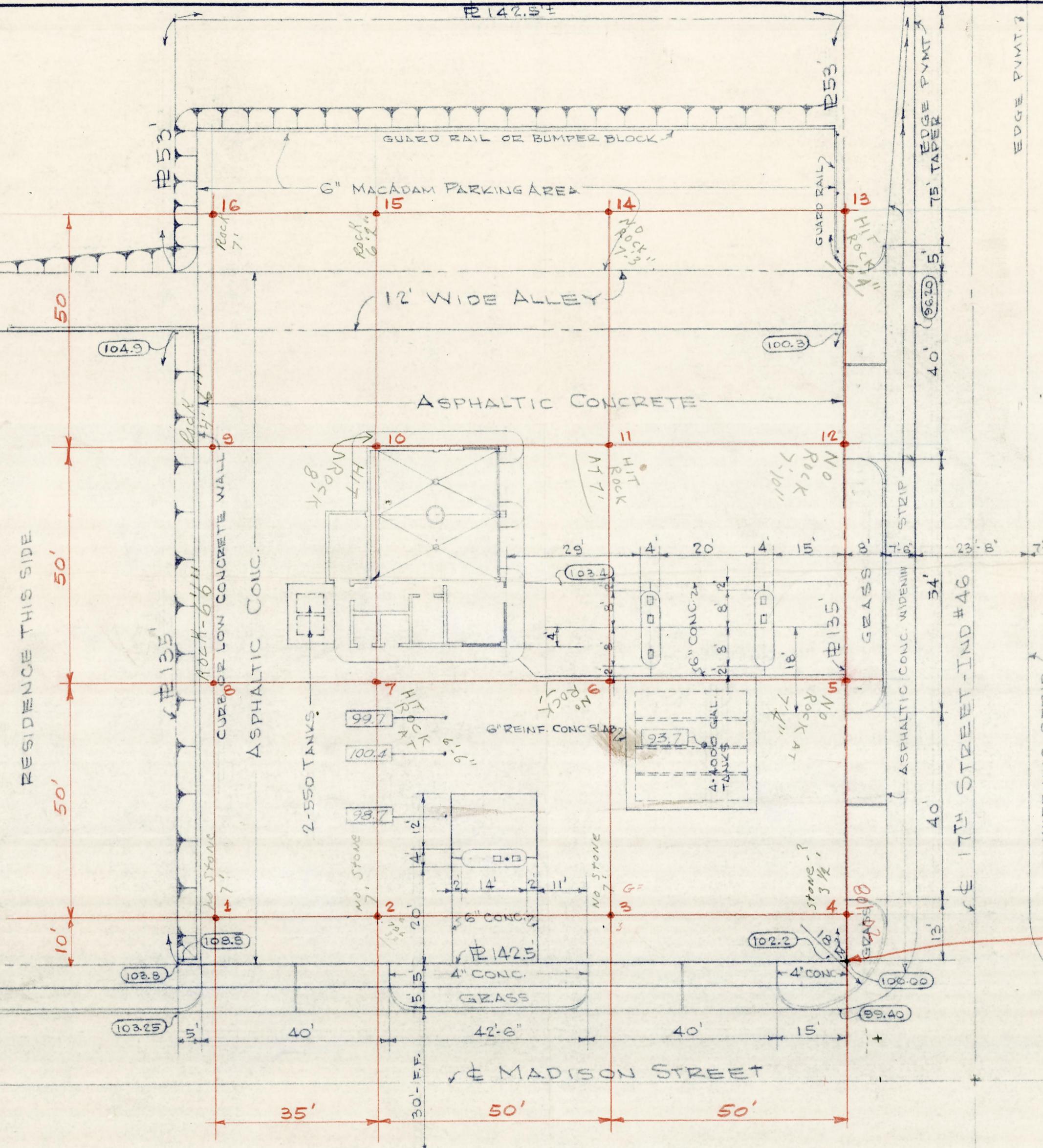
I HEREBY CERTIFY THAT THE FOREGOING MAP WAS PREPARED FROM AN ACTUAL SURVEY OF THE PREMISES MADE UNDER MY SUPERVISION; THAT THE SAME SHOWS THE LOCATION OF THE BOUNDARIES, AND ALL IMPROVEMENTS THEREON; THAT THE DIMENSIONS OF THE IMPROVEMENTS AND THE LOCATION THEREOF WITH RESPECT TO THE BOUNDARIES ARE AS SHOWN; THAT THERE ARE NO ENCROACHMENTS BY IMPROVEMENTS APPURTEnant TO ADJOINING PREMISES UPON SUBJECT PREMISES, NOR FROM SUBJECT PREMISES UNLESS SHOWN ON THE PLAT; AND THAT ANY EASEMENTS APPARENT FROM A VISUAL INSPECTION ARE DELINEATED THEREON.

THE FOREGOING MAP OR SURVEY MAY BE USED BY \_\_\_\_\_ TITLE INSURANCE COMPANY  
FOR THE PURPOSE OF DELETING THE STANDARD EXCEPTION APPEARING IN THE TITLE POLICY AS REGARDS SURVEY.

FEB. 23, 196

*Class 2 Sept 19*  
**LICENSED SURVEYOR NO. 1032**





ALL APPROACHES ARE 6" PLAIN CONCRETE, WITH  
ROLLED CURBS. ALL APPROACH RADII ARE 5'.

ALL RAISED CURBS ARE 6"X18" CONCRETE.

0000 DENOTES EXISTING ELEVATIONS  
00.0 DENOTES ROCK ELEVATIONS

## SITE PREPARATION

- ① EXCAVATION TO SUBGRADE - 3200 CUBIC YDS. ESTIMATED.  
NOTE: SITE SHOULD BE CORED FOR ROCK GRADE.
- ② THREE TREES - AVG DIAMETER 30".

SHELL STATION THIS CORNER (NEW)

GRID SHOWN IN RED INDICATES POINTS  
AT WHICH ROCK ELEVATIONS ARE DESIRED  
16 SOUNDINGS TOTAL REQ'D,

PROVIDE TIE IN TO TOP OF SIDEWALK AT  
THIS POINT

VACANT



# **MARATHON OIL COMPANY**

PRELIMINARY APP.		DATE	FINAL APP.	DATE

NO.	DATE	DR/FM	REVISIONS
1	12-29-64	8:00 A.M.	RELOCATED WEST APPROACH ON 17 <sup>TH</sup> TO INCLUDE ALLEY
2	"	"	RELOCATED BLDG.-DEVELOPED PARKING WEST OF ALLEY.
3	"	"	RELOCATED BIG TANKS TO REDUCE ROCK CUT.

PRELIMINARY PLOT PLAN

3-BAY RIGHT HAND FB MODEL  
MARATHON SERVICE STATION  
17<sup>TH</sup> ST. (IND. #46) & MADISON ST.  
BLOOMINGTON, MONROE Co., IND.

SCALE 1" = 20' | DATE 8-11-64

DRAWN BY D.M.M. | FILE NO. | DWG. NO.

792.91 793.99 LINE 17TH ST. 8 SR. 46 795.71 796.47 SECTION 797.19 797.55 797.57 798.42

ASPHALT - OVER CONC. PAVE.

16" WATER MAIN - UNDER BERM  
I.P. 791.95 S-AT 633' U.P. & T.O. 794.39 - TO BANK  
795.47 NO-S-AT 7.83' 796.84 798.93  
798.41 - DITCH 200' S. LINE OF 3 FT. STRIP - ACQUIRED BY CITY - IMP. RESOLUTION NO. 1-1931 - COUNCIL RECORD 25 - PAGE 315

OF SHOULDER LINE SHOW EXISTING GRADES AT X'S  
35 FT. R/W LINE ST. HGW. NO. 123 - SHEET 14

MY INFORMATION CONCERNING THIS LINE IS THAT IT WAS A SUGGESTED LINE WHICH DID NOT MATERIALIZE

POWER POLE IRRY  
SHOW LOCATION OF GUY WIRE

59.5' + S-AT 7' + 801.30  
802.12 12' 18.4' ANY CISTERNS, WELLS, ETC.  
18.4' 12' 802.25

+ S-AT 7' + 801.51  
802.42 12' 18.4' 52'

+ S-AT 7' + 802.35  
802.12 12' 18.4' 52'

+ S-AT 7' + 803.51  
802.42 12' 18.4' 52'

+ S-AT 7' + 803.94  
802.42 12' 18.4' 52'

+ S-AT 7' + 804.50  
802.42 12' 18.4' 52'

+ S-AT 7' + 804.82  
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+ S-AT 7' + 805.35  
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802.42 12' 18.4' 52'

+ S-AT 7' + 802.47  
802.42 12' 18.4' 52'

+ S-AT 7' + 802.03  
802.42 12' 18.4' 52'

+ S-AT 7' + 802.49  
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